S8885-2-U

BAGGS, WYOMING
1989
COMMUNITY PROFILE

HISTORY

The beautiful and scenic Little Snake River Valley where Baggs is located lies along the Wyoming-Colorado border in southern Carbon County. The Valley, whose economy is based on agriculture and the energy industry, is a place where tourists can revisit the "Old West." The town was established by Maggie and George Baggs in the early 1870s. They brought the first cattle into the Baggs area, down the River west of the present town of Baggs. The first area post office was established in Baggs in 1879.

LOCATION

Major Cities/Distance

Denver 325 Salt Lake City 375 Phoenix 2,045 Seattle 1,000

San Francisco 1,032 Chicago 1,342 Dallas 1,122 New York 2,177

POPULATION

	CITY	COUNTY
1980	433	21,896
1985	377	17,950
1989	300	16,902

CLIMATE

Temperature: Annual Average 42.2 Monthly Average (January) 35.8° (July) 65.6

Precipitation: Annual Average 4.94" Humidity: Annual Average 60%

Annual Average Rainfall 4.94" Annual Average Snowfall 34.3"

Sunshine Days: 219 Average Growing Season: 100 days

Elevation: 6,245 Feet

GOVERNMENT

Type: Mayor-Council

Police Department: Fulltime 1 Volunteer na

Fire Department: Fulltime 0 Volunteer 6 Insurance Rating: 8

911: Yes X No ___ Building Codes: na

Planning Commission: Yes X No ___ Business License Required: Yes - No -

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes ___ No X

TAXES
(Local)

Assessed Valuation: City: $650,047 County: $301,367,153

Tax Levy (mills) City: 13.62 County: 31.22 Schools: 34.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#,Schools	1	comb w/HS	comb w/JHS	0	0
T-P Ratio	22:1	19:1	19:1	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 1,200

Day Care Centers: 0

Churches: Catholic: 1 Protestant: 1 Jewish: 0 Other: 2

Commercial: Shopping Centers: 0

Hotel/Motels: 2 Total rooms: 52

RV Parks: 1 Total Spaces: 20

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 1 Dentists: 0

Ambulance Service: Yes: X No: ____

Communications: Newspapers: 1 Daily: 1 Weekly: 0

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No: ____

Telephone Service Provider: Dubois Telephone Exchange

Post Offices: 1 Class: Third Overnight Mail Services: 1

Recreation: baseball fields: 1 tennis courts: 1 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 1 other: 0

Area Attractions/Distance: Movies, bowling, skating, swimming, golf, 45 m.

Cultural Attractions: Library, park, dude ranching, Bed-Breakfast facilities, Bank Bar Club (National Historic Site)

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	202	na	na	$ na	na	na	na
Mobile Home	na	na	na	$ na	na	na	na
Multi Family	24	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Yampa Valley Contact: na Telephone # 824-6593

Maximum generating capacity: na peak load: na Loop System: Yes - No -

Industrial rates: na

Natural Gas: Suppliers: Mountain Fuel Contact: na Telephone # 800-231-8874

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: na

Water: Supplier: Town of Baggs Contact: na Telephone # 383-7335

Maximum daily capacity: na (GD-Gallons/Day) Peak daily demand: na (GD)

Excess capacity available: Yes - No - Residual Pressure: na

Loop System: Yes - No - Industrial rates: na Tap Fees: $900

Sewer: Treatment plant: 3 cell aerated lagoon system Tap Fees: $500

Present load: na (GD) Capacity: na (GD)

Solid Waste Disposal Available: Yes X No

TRANSPORTATION

Major Highways: WY 789, 70 Nearest Interstate 50 miles

Railroad: none

Trucking Firms/distance to nearest terminal Craig, CO, 49 m.

Airport: none

Runway Length: na Type of Surface: na

Lights: Yes No X Tower: Yes No X

Instrument Landing System: Yes No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes No X

Parcel Service: U. P. S. Distance to Terminal: 75 miles

Bus Service: none

Public Transportation: none

Express Service: none

LABOR ANALYSIS

Radius of labor drawing area (miles): 10

Total work force: 7,057 - County Average unemployment rate: 10.1% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	15	91	0
Mining	27	466	688
Construction	47	343	394
Manufacturing	25	512	458
Trans. Comm. & Utilities	43	306	542
Wholesale Trade	30	154	449
Retail Trade	148	1,324	165
Finance, Insurance, Real Estate	38	196	359
Services	149	1,800	306
Public Administration	28	647	347

Major Industry/Resources:

Major Employers	Product	No. Employees
Ranching	Cattle/Sheep	-
Sixteen local retail businesses	Miscellaneous	48
School District #1	Education	-

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Carbon County Economic Development Corporation	328-2651

LOCAL CONTACT

Carbon County Economic Development Corp.
Attn: Susan Grafton
Suite 320, Carbon Building
Rawlins, WY 82301

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425

BASIN, WYOMING
1989
COMMUNITY PROFILE

HISTORY

The town of "Basin City" was founded in 1896 by Winfield S. Collins expressly to be the county seat of newly created Big Horn County. The town grew fast in its first years. It was incorporated in 1902 and "City" was dropped from the name by the government. Basin is the center for one of the richest irrigated farming areas in the state. This community is one of the pioneers in the entire northwwest in the use of natural gas for heating and lighting. The petroleum natural gas resources of the area remain important.

LOCATION

Major Cities/Distance

Denver 471 Salt Lake City 432 Phoenix 1,083 Seattle 1,002

San Francisco 1,190 Chicago 1,279 Dallas 1,245 New York 2,007

POPULATION

	CITY	COUNTY
1980	1,349	11,896
1985	1,272	11,256
1989	1,264	11,189

CLIMATE

Temperature: Annual Average na Monthly Average (January) 12.0 (July) 71.2

Precipitation: Annual Average 6.67" Humidity: Annual Average 50%

Annual Average Rainfall 6.67" Annual Average Snowfall 17.3"

Sunshine Days: na Average Growing Season: 157 days

Elevation: 3,880 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 3 Volunteer 0

Fire Department: Fulltime 0 Volunteer 20 Insurance Rating: 6

911: Yes X No ___ Building Codes: yes

Planning Commission: Yes X No ___ Business License Required: Yes ___ No X

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes X No ___

TAXES
(Local)

Assessed Valuation: City: $2,578,612 County: $101,272,893

Tax Levy (mills) City: .093 County: na Schools: .025

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 3%

TAXES

(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#.Schools	1	1	1	0	0
T-P Ratio	23:1	23:1	23:1	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 65,000

Day Care Centers: 0

Churches: Catholic: 1 Protestant: 3 Jewish: 0 Other: 1

Commercial: Shopping Centers: 0

Hotel/Motels: 1 Total rooms: 7

RV Parks: 1 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 1 Beds: 28

Nursing Homes: 2 Total Rooms: 152 beds

Doctors: 1 Dentists: 1

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: Second Overnight Mail Services: 1

Recreation: baseball fields: 2 tennis courts: 1 swimming pools: 1

golf courses: 1 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 1

recreation center: 0 number of parks: 1 other: 0

Area Attractions/Distance: Cloud Peak Wilderness, Big Horn National Forest, Antelope Butte Ski Lodge, Big Horn County Fair

Cultural Attractions: parks

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	3,219	na	na	$ na	na	na	na
Mobile Home	775	na	na	$ na	na	na	na
Multi Family	331	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Rocky Mt. Generation Contact: na Telephone # na

Maximum generating capacity: na peak load: 2,500 KW Loop System: Yes - No -

Industrial rates: na

Natural Gas: Suppliers: WY Gas Company Contact: na Telephone # na

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: na

Water: Supplier: Town of Basin Contact: na Telephone # na

Maximum daily capacity: 1.5 M (GD-Gallons/Day) Peak daily demand: 2.4 M (GD)

Excess capacity available: Yes X No ____ Residual Pressure: 60 pounds

Loop System: Yes - No - Industrial rates: na Tap Fees: $125

Sewer: Treatment plant: Lagoon Tap Fees: $125

Present load: .45 M (GD) Capacity: 2 M (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: US 14, 16, 20 Nearest Interstate 195 miles

Railroad: Burlington Northern

Trucking Firms/distance to nearest terminal none

Airport: none

Runway Length: na Type of Surface: na

Lights: Yes ____ No X Tower: Yes ____ No X

Instrument Landing System: Yes X No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ____ No X

Parcel Service: none Distance to Terminal: na

Bus Service: Cody Bus Line

Public Transportation: none

Express Service: none

LABOR ANALYSIS

Radius of labor drawing area (miles): na

Total work force: na Average unemployment rate: na

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries			
Mining	-	-	-
Construction	-	-	-
Manufacturing	-	-	-
Trans. Comm. & Utilities	-	-	-
Wholesale Trade	-	-	-
Retail Trade	-	-	-
Finance, Insurance, Real Estate	-	-	-
Services	-	-	-
Public Administration	-	-	-

Major Industry/Resources:

Major Employers	Product	No. Employees

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.

LOCAL CONTACT

Town of Basin
P.O. Box 599
Basin, WY 82410

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425

BUFFALO, WYOMING
1989
COMMUNITY PROFILE

HISTORY

LOCATION

Major Cities/Distance

Denver 390 Salt Lake City 512 Phoenix 1,232 Seattle 990
San Francisco 1,250 Chicago 1,104 Dallas 1,172 New York 1,915

POPULATION

	CITY	COUNTY
1980	3,799	6,700
1985	3,689	6,507
1989	3,642	6,423

CLIMATE

Temperature: Annual Average 48.4 Monthly Average (January) 27.6 (July) 69.3
Precipitation: Annual Average 13.54" Humidity: Annual Average 48%
Annual Average Rainfall 13.54" Annual Average Snowfall 44"
Sunshine Days: 252 Average Growing Season: 115 days
Elevation: 4,645 Feet

GOVERNMENT

Type: Mayor - Council
Police Department: Fulltime X Volunteer na
Fire Department: Fulltime na Volunteer X Insurance Rating: 7
911: Yes X No ____ Building Codes: yes
Planning Commission: Yes X No ____ Business License Required: Yes - No -
Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes ____ No X
City Only

TAXES
(Local)

Assessed Valuation: City: $10,254,364 County: $90,824,801
Tax Levy (mills) City: 67.19 County: 60.02 Schools: na

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#;Schools	1	1	1	-	1
T-P Ratio	12:1	11:1	10:1	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 20,000

Day Care Centers: 2

Churches: Catholic: 1 Protestant: 14 Jewish: 0 Other: 3

Commercial: Shopping Centers: 0

Hotel/Motels: 13 Total rooms: 324

RV Parks: 3 Total Spaces: 189

Conventions Facilities: 1 Capacity: 350

Medical Facilities: Hospitals: 1 Beds: 29

Nursing Homes: 1 Total Rooms: 54 beds

Doctors: 3 Dentists: 3

Ambulance Service: Yes: X No: ____

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No: ____

Telephone Service Provider: U.S. West

Post Offices: 1 Class: First Overnight Mail Services: 1

Recreation: baseball fields: 4 tennis courts: 4 swimming pools: 2

golf courses: 1 bike paths: 1 soccer fields: 4

skating rinks: 1 movie theaters: 0 outdoor movies: 0

recreation center: 1 number of parks: 2 other: 0

Area Attractions/Distance: Downhill Skiing, 46 m.; Mountain Experiences, 3 m.; Lake DaSmet, 10 m.; Fort Phil Kearney, 13 m.; TA Ranch, 15 m.; Carousel; 8.5 mile Clear Creek Walking Trail

Cultural Attractions: Theatre - Music Group; Arts Council/Basque Festival

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	na	na	na	$ 50,000	1284	na	na
Mobile Home	na	na	na	$ na	na	na	na
Multi Family	46	0	46	$ 250/mo	46	0	46
Senior Housing	35	0	35	$ na	50	0	50
Other ______	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific Power Contact: Jon McDowell Telephone # 684-7311

Maximum generating capacity: 12 MW peak load: na Loop System: Yes - No X

Industrial rates: Over 10KW = $8 basic charge + $.5/KW for each KW - 10

Natural Gas: Suppliers: MDU Contact: Mickey Schultz Telephone # 684-7525

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: $115 base rate + $3,367/decatherm @ 14.73 PSIA

Water: Supplier: City of Buffalo Contact: Ken Gross Telephone # 684-5566

Maximum daily capacity: 5.8 million (GD-Gallons/Day) Peak daily demand: 2.8 million (GD)

Excess capacity available: Yes X No ____ Residual Pressure: na

Loop System: Yes - No - Industrial rates: over 70,000 gallons: ss per 1,000 Tap Fees: .75"/$500 to 6" $30,000

Sewer: Treatment plant: Aerated Lagoon System Tap Fees: at connectors expense

Present load: 1 M (GD) Capacity: 2 M (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: US 16, I-25, I-90 Nearest Interstate adjacent miles

Railroad: none

Trucking Firms/distance to nearest terminal North Park Trans, 110m.; Edson Express, 110m.; Trade Street Enterprises

Airport: Johnson County Airport

Runway Length: 6,158 feet Type of Surface: asphalt

Lights: Yes ____ No X Tower: Yes ____ No X

Instrument Landing System: Yes ____ No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes X No ____

Parcel Service: U. P. S., Post Office Distance to Terminal: local

Bus Service: Powder River Transportation

Public Transportation: none

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 70

Total work force: 3,600 Average unemployment rate: 4.5%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	0	0	0
Mining	20	254	440
Construction	27	88	328
Manufacturing	12	49	225
Trans. Comm. & Utilities	19	173	371
Wholesale Trade	10	21	317
Retail Trade	64	420	156
Finance, Insurance, Real Estate	17	87	394
Services	73	674	283
Public Administration	16	124	287

Major Industry/Resources:

Major Employers	Product	No. Employees
Cross Roads Inn	Service	55
Stafford Well Service	Oil Service	47
Veterans Home of WY	Health	39
Johnson County School District	Education	206
JC Memorial Hospital	Health	126
Johnson County	Government	58

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Marlyn Black	684-5566

LOCAL CONTACT

Big Horn Economic Development Commission
Attn: Marlyn Black
P.O. Box 124
Buffalo, WY 82834
307-684-5566

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425

CODY, WYOMING
1989
COMMUNITY PROFILE

HISTORY

Cody, located 52 miles from the East Entrance to Yellowstone National Park, was founded in 1887 by Colonel William F. "Buffalo Bill" Cody. Cody continues to prosper with its diverse economy, which includes oil/minerals, agriculture and tourism. Oil was discovered near Cody in 1904 and several large producing fields are still located nearby. When the Buffalo Bill Dam, located just west of Cody, was completed in 1910, it was the highest dam in the world. In 1989, the dam will be raised by 25 feet. Year-round recreational opportunities are almost limitless in Cody and the surrounding mountains, forest and wilderness areas.

LOCATION

Major Cities/Distance

Denver 500 Salt Lake City 500 Phoenix 1,200 Seattle 856

San Francisco 1,200 Chicago 1,492 Dallas 1,306 New York 2,300

POPULATION

	CITY	COUNTY
1980	7,316	21,639
1985	7,610	22,515
1989	8,043	23,407

CLIMATE

Temperature: Annual Average 46.0 Monthly Average (January) 23.4 (July) 66.0

Precipitation: Annual Average 7.40" Humidity: Annual Average 50%

Annual Average Rainfall 7.40" Annual Average Snowfall 12.0"

Sunshine Days: 300 Average Growing Season: 120 days

Elevation: 5,095 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 16 Volunteer 0

Fire Department: Fulltime 0 Volunteer 30 Insurance Rating: 5

911: Yes X No ____ Building Codes: U.B.C

Planning Commission: Yes X No ____ Business License Required: Yes transit No X

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes ____ No X

TAXES
(Local)

Assessed Valuation: City: $25,925,000 County: $382,167,833

Tax Levy (mills) City: 72.45 County: 66.00 Schools: 25.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 3%

TAXES
(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#Schools	5	1	1	1	2
T-P Ratio	19:1	16:1	12:1	na	5:1

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 70,000

Day Care Centers: 31

Churches: Catholic: 1 Protestant: 20 Jewish: 0 Other: 2

Commercial: Shopping Centers: 1

Hotel/Motels: 35 Total rooms: 1,096

RV Parks: 10 Total Spaces: 755

Conventions Facilities: 2 Capacity: 800

Medical Facilities: Hospitals: 1 Beds: 42

Nursing Homes: 1 Total Rooms: 105 beds

Doctors: 28 Dentists: 8

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: Bi-weekly

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: First Overnight Mail Services: 3

Recreation: baseball fields: 8 tennis courts: 8 swimming pools: 2

golf courses: 1 bike paths: 0 soccer fields: 0

skating rinks: 1 movie theaters: 1 outdoor movies: 1

recreation center: 1 number of parks: 9 other: 1

Area Attractions/Distance: Yellowstone Nat'l Park, 52m.; Old Trail Town, local; Buffalo Bill Dam and Reservoir, local; Cody 4th July Stampede, local

Cultural Attractions: Buffalo Bill Historical Center, Buffalo Bill Art Show, Cody Country Art League, Plains Indian Pow Wow, Foundation for North American Wild Sheep, Cody Mural

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING		VACANT UNITS SALE OR FOR RENT	
	Total	Owner	Rental		Total	Owner	Rental
Single Family	3,400	na	na	$ 122,000	na	na	na
Mobile Home	250	na	na	$ na	na	na	na
Multi Family	650	na	na	$ na	na	na	na
Senior Housing	46	na	na	$ na	na	na	na
Other low income	80	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: W.M.P.A. Contact: City Telephone # 527-7511

Maximum generating capacity: 39.25 MW peak load: 12,324 KW Loop System: Yes - No -

Industrial rates: $8.72 monthly minimum commercial rate

Natural Gas: Suppliers: Great Falls Gas Contact: Cody Gas Telephone # 587-4281

Maximum capacity: 14,500 (mcf) peak demand: 10,000 (mcf)

Rating: 85,000 Btu/cf

Industrial rates: $2.90 per mcf

Water: Supplier: City of Cody Contact: City Telephone # 527-7511

Maximum daily capacity: 3.5 M (GD-Gallons/Day) Peak daily demand: 2.5 M (GD)

Excess capacity available: Yes X No ___ Residual Pressure: 41 p.s.

Loop System: Yes X No ___ Industrial rates: $6.41 first 3,000 gallons Tap Fees: 250

Sewer: Treatment plant: Big Bubble Aeration Tap Fees: $500

Present load: 5 M (GD) Capacity: 16 M (GD)

Solid Waste Disposal Available: Yes X No ___

TRANSPORTATION

Major Highways: US 14, 16, 20; WY 120, 291 Nearest Interstate 90 miles

Railroad: Burlington Northern Spur

Trucking Firms/distance to nearest terminal Edson Express, local; North Park Trans, 23m.; Dick Jones Trucking, 23m.

Airport: Yellowstone Regional Airport

Runway Length: 8,500 feet Type of Surface: asphalt

Lights: Yes X No ___ Tower: Yes ___ No X

Instrument Landing System: Yes ___ No X

Airlines serving area: United Express, Continental Express, Mesa

Daily Flights: yes

Fixed Base Operators/Air Taxi: Yes X No ___

Parcel Service: U.P.S. Distance to Terminal: 500 miles

Bus Service: Cody Bus Lines, Powder River Transportation

Public Transportation: Senior Citizen Bus, Cody Connection Taxi

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 50

Total work force: 12,695 Average unemployment rate: 7.9%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	31	156	234.01
Mining	45	865	645.49
Construction	127	610	336.95
Manufacturing	31	444	324.35
Trans. Comm. & Utilities	54	445	465.55
Wholesale Trade	66	327	356.73
Retail Trade	194	1,549	186.57
Finance, Insurance, Real Estate	55	293	398.19
Services	284	2,811	296.07
Public Administration	27	410	-

Major Industry/Resources:

Major Employers	Product	No. Employees
Marathon Oil Company	Oil	80
West Park Hospital	Health	100
School District #6	Education	130
Y-Tex Corporation	Plastic Eartags	96
Celotex Corporation	Dry Wall	59
Buffalo Bill Historical Center	Museum	75

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Cody Economic Development Council	587-2297

LOCAL CONTACT

Cody Economic Development Council
Rick Wilder, Director

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425

DIXON, WYOMING
1989
COMMUNITY PROFILE

HISTORY

Dixon, a small town of about 72, is a ranching community with some farming. It is located about 7 miles east of Baggs on Highway 70. Bob Dixon, a rancher in the area, was the town's namesake. The once thriving village boasted a bank, gas station, cafe, bar, post office and several stores.

LOCATION

Major Cities/Distance

Denver 325 Salt Lake City 407 Phoenix 2,077 Seattle 693

San Francisco 1,034 Chicago 1,349 Dallas 1,129 New York 2,184

POPULATION

	CITY	COUNTY
1980	82	21,896
1985	72	17,950
1989	80	16,902

CLIMATE

Temperature: Annual Average 42.2 Monthly Average (January) 35.8 (July) 67.6

Precipitation: Annual Average 4.94" Humidity: Annual Average

Annual Average Rainfall 4.94" Annual Average Snowfall 41.5"

Sunshine Days: 219 Average Growing Season: 100 days

Elevation: 6,323 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime na Volunteer na

Fire Department: Fulltime na Volunteer na Insurance Rating: 8

911: Yes X No Building Codes: na

Planning Commission: Yes X No Business License Required: Yes No X

Zoning Regulations: Yes X No Industrial Plan Approval: Yes No X

TAXES
(Local)

Assessed Valuation: City: $126,930 County: $301,367,153

Tax Levy (mills) City: 8.00 County: 31.22 Schools: 34.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#Schools	0	0	0	0	0
T-P Ratio	na	na	na	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 0 Total Volumes: 0

Day Care Centers: 0

Churches: Catholic: 0 Protestant: 1 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 0 Total rooms: 0

RV Parks: 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 0

Ambulance Service: Yes: X No:

Communications: Newspapers: 2 Daily: 2 Weekly: 0

Radio Stations: AM: 1 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: Valley Telephone

Post Offices: 1 Class: Fourth Overnight Mail Services: 1

Recreation: baseball fields: 0 tennis courts: 0 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 1 other: 0

Area Attractions/Distance: Sierra Madre Mountains, Medicine Bow National Forest - Hunting, Fishing, Camping, Bed-Breakfast ranches

Cultural Attractions: Stockgrowers Bank (National Historic building), Savery Museum

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	72	na	na	$ na	na	na	na
Mobile Home	na	na	na	$ na	na	na	na
Multi Family	na	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other ______	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Yampa Valley Contact: na Telephone # 824-6593

Maximum generating capacity: na peak load: na Loop System: Yes - No -

Industrial rates: na

Natural Gas: Suppliers: Propane/Butane Contact: na Telephone # na

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: na

Water: Supplier: Town of Dixon Contact: na Telephone # 838-2510

Maximum daily capacity: na (GD-Gallons/Day) Peak daily demand: na (GD)

Excess capacity available: Yes - No - Residual Pressure: na

Loop System: Yes - No - Industrial rates: na Tap Fees: $500

Sewer: Treatment plant: Lagoon Tap Fees: $300

Present load: na (GD) Capacity: na (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: WY 70 Nearest Interstate 55 miles

Railroad: none

Trucking Firms/distance to nearest terminal Craig, CO, 42 m.

Airport: Dixon Airport

Runway Length: 7,900 feet Type of Surface: asphalt

Lights: Yes X No ____ Tower: Yes ____ No X

Instrument Landing System: Yes ____ No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ____ No X

Parcel Service: U. P. S. Distance to Terminal: 83 miles

Bus Service: none

Public Transportation: none

Express Service: none

LABOR ANALYSIS

Radius of labor drawing area (miles): 0

Total work force: 7,057 - County Average unemployment rate: 10.1% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	15	91	0
Mining	27	466	688
Construction	47	343	394
Manufacturing	25	512	458
Trans. Comm. & Utilities	43	306	542
Wholesale Trade	30	154	449
Retail Trade	148	1,324	165
Finance, Insurance, Real Estate	38	196	359
Services	149	1,800	306
Public Administration	28	647	347

Major Industry/Resources:

Major Employers	Product	No. Employees
Ranching	Cattle/Sheep	-
Four local retail businesses	Miscellaneous	-

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Carbon County Economic Development Corporation	328-2651

LOCAL CONTACT

Carbon County Economic Development Corp.
Attn: Susan Grafton
Suite 320, Carbon Building
Rawlins, WY 82301

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425

ELK MOUNTAIN, WYOMING
1989
COMMUNITY PROFILE

HISTORY

Among early visitors to this area were trappers and mountain men traveling to the Green River Rendezvous in 1825. The town of Elk Mountain was known as "The Crossing" to pioneers using the Overland Trail. Because of the prime location on the Medicine Bow River, settlers began to homestead and the town grew to serve the ranchers and the travelers.

LOCATION

Major Cities/Distance

Denver 200 Salt Lake City 400 Phoenix 2,070 Seattle 1,100
San Francisco 1,082 Chicago 1,217 Dallas 997 New York 2,052

POPULATION

	CITY	COUNTY
1980	338	21,896
1985	287	17,950
1989	225	16,902

CLIMATE

Temperature: Annual Average 42.2 Monthly Average (January) 22.5 (July) 63.5
Precipitation: Annual Average 8.64" Humidity: Annual Average ______
Annual Average Rainfall 8.64" Annual Average Snowfall 62.0"
Sunshine Days: 219 Average Growing Season: 100 days
Elevation: 7,145 Feet

GOVERNMENT

Type: Mayor - Council
Police Department: Fulltime na Volunteer na
Fire Department: Fulltime 0 Volunteer 13 Insurance Rating: na
911: Yes X No ______ Building Codes: na
Planning Commission: Yes ______ No X Business License Required: Yes - No -
Zoning Regulations: Yes ______ No X Industrial Plan Approval: Yes ______ No X

TAXES
(Local)

Assessed Valuation: City: $325,566 County: $301,367,153
Tax Levy (mills) City: 8.00 County: 31.22 Schools: 31.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#Schools	1	0	0	0	0
T-P Ratio	7:1	na	na	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 1,200

Day Care Centers: 0

Churches: Catholic: 0 Protestant: 0 Jewish: 0 Other: 1

Commercial: Shopping Centers: 0

Hotel/Motels: 1 Total rooms: 10

RV Parks: 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 0

Ambulance Service: Yes: X No: ____

Communications: Newspapers: 2 Daily: 2 Weekly: 0

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: ____ No: X

Telephone Service Provider: U.S. West

Post Offices: 1 Class: Fourth Overnight Mail Services: 1

Recreation: baseball fields: 0 tennis courts: 0 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 1 other: 0

Area Attractions/Distance: Hanna Recreation Center, 15 m.; Medicine Bow National Forest for hunting, camping, fishing, 10 m.

Cultural Attractions: Elk Mountain Hotel (circa 1916); library

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	80	na	na	$ na	na	na	na
Mobile Home	na	na	na	$ na	na	na	na
Multi Family	0	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other ______	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Carbon P & L Contact: na Telephone # 327-5206

Maximum generating capacity: unlimited peak load: na Loop System: Yes - No -

Industrial rates: multiple options - readily available

Natural Gas: Suppliers: Propane Gas Contact: na Telephone # na

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: na

Water: Supplier: Town of Elk Mountain Contact: na Telephone # 348-7387

Maximum daily capacity: na (GD-Gallons/Day) Peak daily demand: na (GD)

Excess capacity available: Yes X No ____ Residual Pressure: na

Loop System: Yes - No - Industrial rates: $400-500 commercial Tap Fees: ____

Sewer: Treatment plant: Lagoon System Tap Fees: $500-750

Present load: na (GD) Capacity: 200,000 (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: I-80 Nearest Interstate 3 miles

Railroad: none

Trucking Firms/distance to nearest terminal none

Airport: none

Runway Length: na Type of Surface: na

Lights: Yes ____ No X Tower: Yes ____ No X

Instrument Landing System: Yes ____ No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ____ No X

Parcel Service: U. P. S. Distance to Terminal: 45 miles

Bus Service: none

Public Transportation: none

Express Service: none

LABOR ANALYSIS

Radius of labor drawing area (miles): 0

Total work force: 7,057 - County Average unemployment rate: 10.1% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	15	91	0
Mining	27	466	688
Construction	47	343	394
Manufacturing	25	512	458
Trans. Comm. & Utilities	43	306	542
Wholesale Trade	30	154	449
Retail Trade	148	1,324	165
Finance, Insurance, Real Estate	38	196	359
Services	149	1,800	306
Public Administration	28	647	347

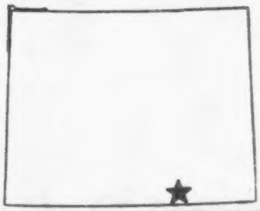
Major Industry/Resources:

Major Employers	Product	No. Employees
Ranching	Cattle/Sheep	-
Two local retail businesses	Miscellaneous	5
Highway Department	Highway Maintaince/Patrol	10
School District #2	Education	14
Mining	Coal/Uranium	12

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Carbon County Economic Development Corporation	328-2651

LOCAL CONTACT	STATE CONTACT
Carbon County Economic Development Corp. Attn: Susan Grafton Suite 320, Carbon Building Rawlins, WY 82301	Economic Development and Stabilization Board Herschler Building, 3rd Floor East Cheyenne, Wyoming 82002 (307) 777-7284 1-800-262-3425



ENCAMPMENT, WYOMING
1989
COMMUNITY PROFILE

HISTORY

Nestled at the base of the Sierra Madre Mountain Range, Encampment is approximately 21 miles south of Saratoga on Highway 70. Encampment was founded in 1898 after Ed Haggerty discovered copper at the Ferris and Haggerty Mine. The small town went on to play an important role in the copper mining boom from 1898 to 1910. At one time, Encampment had a population of nearly 10,000 and was considered as a location for the state capitol.

LOCATION

Major Cities/Distance

Denver 247 Salt Lake City 250 Phoenix 2,075 Seattle 1,300

San Francisco 1,250 Chicago 1,264 Dallas 1,044 New York 2,099

POPULATION

	CITY	COUNTY
1980	611	21,896
1985	539	17,950
1989	685	16,902

CLIMATE

Temperature: Annual Average 42.2 Monthly Average (January) 20.6 (July) 62.0

Precipitation: Annual Average 10.83" Humidity: Annual Average ______

Annual Average Rainfall 10.83" Annual Average Snowfall 12.2"

Sunshine Days: 219 Average Growing Season: 100 days

Elevation: 7,323 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime na Volunteer na

Fire Department: Fulltime na Volunteer na Insurance Rating: 9

911: Yes X No ____ Building Codes: na

Planning Commission: Yes X No ____ Business License Required: Yes - No -

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes ____ No X

TAXES
(Local)

Assessed Valuation: City: $975,461 County: $3[illegible] 367,153

Tax Levy (mills) City: 9.50 County: 31.22 Schools: 31.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#Schools	1	1-comb w/H.S.	1-comb w/J.H.	0	0
T-P Ratio	18:1	18:1	18:1	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 3,600

Day Care Centers: 1

Churches: Catholic: 1 Protestant: 4 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 1 Total rooms: 10

RV Parks: 1 Total Spaces: 8

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 1 Dentists: 0

Ambulance Service: Yes: X No: ___

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No: ___

Telephone Service Provider: U.S. West

Post Offices: 1 Class: Second Overnight Mail Services: 1

Recreation: baseball fields: 1 tennis courts: 1 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 3 other: 0

Area Attractions/Distance. Football games, 80 m.; boating/fishing, local; movies, 60 m.; bowling, 49 m.; Hog Park Reservoir

Cultural Attractions: Museum, park, library, Woodchoppers Jamboree - Rodeo, Sierra Madre Winter Carnival, Medicine Bow National Forest

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	300	na	na	$ na	na	na	na
Mobile Home	na	na	na	$ na	na	na	na
Multi Family	na	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other ________	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Carbon P and L Contact: na Telephone # 326-5206

Maximum generating capacity: unlimited peak load: na Loop System: Yes - No -

Industrial rates: multiple options - readily available

Natural Gas: Suppliers: na Contact: na Telephone # na

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: na

Water: Supplier: Town of Encampment Contact: na Telephone # 327-5501

Maximum daily capacity: na (GD-Gallons/Day) Peak daily demand: na (GD)

Excess capacity available: Yes - No - Residual Pressure: na

Loop System: Yes - No - Industrial rates: na Tap Fees: $1200

Sewer: Treatment plant: Aerated Lagoon Tap Fees: $800

Present load: na (GD) Capacity: na (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: WY 230, 70 Nearest Interstate 37 miles

Railroad: none

Trucking Firms/distance to nearest terminal Neuman Transit, Smith Transfer, 60m.

Airport: none

Runway Length: na Type of Surface: na

Lights: Yes ____ No X Tower: Yes ____ No X

Instrument Landing System: Yes ____ No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ____ No X

Parcel Service: U. P. S. Distance to Terminal: 60 miles

Bus Service: none

Public Transportation: none

Express Service: none

LABOR ANALYSIS

Radius of labor drawing area (miles): 70

Total work force: 7,057 - County Average unemployment rate: 10.1% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	15	91	0
Mining	27	466	688
Construction	47	343	394
Manufacturing	25	512	458
Trans. Comm. & Utilities	43	306	542
Wholesale Trade	30	154	449
Retail Trade	148	1,324	165
Finance, Insurance, Real Estate	38	196	359
Services	149	1,800	306
Public Administration	28	647	347

Major Industry/Resources:

Major Employers	Product	No. Employees
Hammer Sawmill	Lumber	45
Fourteen local retail businesses	Miscellaneous	24
Forest Service	Forest Management	40
School District #2	Education	52

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Carbon County Economic Development Corporation	328-2651

LOCAL CONTACT

Carbon County Economic Development Corp.
Attn: Susan Grafton
Suite 320, Carbon Building
Rawlins, WY 82301

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425

EVANSTON , WYOMING
1989
COMMUNITY PROFILE

HISTORY

Evanston was founded in 1868 as a frontier camp for construction of the Union Pacific Railroad. By 1871, with the construction of a roundhouse and machine shops, the town's permanency was assured, and it soon became the shipping center for cattle from Wyoming, Utah, and Montana. Later, a large Chinese population lived in Evanston to work in the Almy Coal Mines and on the UP track. More recently, Evanston was the center of oil and gas activity in the Overthrust Belt.

LOCATION

Major Cities/Distance

Denver 465 Salt Lake City 79 Phoenix 734 Seattle 937
San Francisco 839 Chicago 1,360 Dallas 1,166 New York 2,190

POPULATION

	CITY	COUNTY
1980	6,421	13,021
1985	10,523	18,396
1989	11,893	20,791

CLIMATE

Temperature: Annual Average 55.4 Monthly Average (January) 31.5 (July) 82.7
Precipitation: Annual Average 10.7" Humidity: Annual Average 5%
Annual Average Rainfall 10.7" Annual Average Snowfall 59.1"
Sunshine Days: 300 Average Growing Season: 90 days
Elevation: 6,700 Feet

GOVERNMENT

Type: Mayor - Council
Police Department: Fulltime 23 Volunteer 0
Fire Department: Fulltime 5 Volunteer 40 Insurance Rating: 4
911: Yes X No ____ Building Codes: na
Planning Commission: Yes X No ____ Business License Required: Yes X No ____
Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No ____

TAXES
(Local)

Assessed Valuation: City: $33,044,065 County: $517,069,189
Tax Levy (mills) City: 8.00 County: 13.00 Schools: 54.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#Schools	4	2	1	1	0
T-P Ratio	15:1	13:1	15:1	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 28,282

Day Care Centers: 2

Churches: Catholic: 1 Protestant: 18 Jewish: 0 Other: 5

Commercial: Shopping Centers: 4

Hotel/Motels: 15 Total rooms: 1,193

RV Parks: 4 Total Spaces: 285

Conventions Facilities: 6 Capacity: 650

Medical Facilities: Hospitals: 1 Beds: 42

Nursing Homes: 1 Total Rooms: 60

Doctors: 14 Dentists: 8

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: Bi-weekly

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: Mountain Bell

Post Offices: 1 Class: First Overnight Mail Services: 5

Recreation: baseball fields: 6 tennis courts: 6 swimming pools: 4

golf courses: 1 bike paths: 0 soccer fields: 6

skating rinks: 1 movie theaters: 5 outdoor movies: 0

recreation center: 1 number of parks: 14 other: 3

Area Attractions/Distance: Uinta County Museum, Wyoming Downs Pari-mutual Racing, Eagle Rock Ski Area, 60 miles to major Utah ski resorts; Cowboy Days Rodeo (Labor Day weekend); Chili Cookoff (June)

Cultural Attractions: Uinta County Museum, Community Concerts and Plays, Fort Bridger Historical Site, Arts and Crafts Shows; Bear River Mountain Man Rendezvous

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	3,706	3,130	576	$ na	320	295	25
Mobile Home	2,015	1,530	485	$ na	31	21	10
Multi Family	897	85	812	$ na	79	4	75
Senior Housing	na	na	na	$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Utah Power Contact: Scott Rhees Telephone # 789-2446

Maximum generating capacity: 3.016 peak load: 2.175 Loop System: Yes X No -

Industrial rates: na

Natural Gas: Suppliers: Mountain Fuel Contact: Leonard Hansen Telephone # 362-2642

Maximum capacity: 961 (mcf) peak demand: 320 (mcf)

Rating: 1000.39 Btu/cf

Industrial rates: na

Water: Supplier: City of Evanston Contact: City Hall Telephone # 789-9690

Maximum daily capacity: 8 M (GD-Gallons/Day) Peak daily demand: 5-6 M (GD)

Excess capacity available: Yes X No ____ Residual Pressure: 75 psi

Loop System: Yes X No - Industrial rates: 4"-$51/mo.; 6"-$89/mo.; + $1.20/100 gal consumed Tap Fees: vary

Sewer: Treatment plant: Oxidation Ditch Tap Fees: vary

Present load: 2.5 M (GD) Capacity: 8 M (GD)

Solid Waste Disposal Available: Yes ____ No ____

TRANSPORTATION

Major Highways: I-80; WY 89, 150 Nearest Interstate Adjacent miles

Railroad: Union Pacific

Trucking Firms/distance to nearest terminal Consolidated Freightways, North Park Transportation, Edson Express, Valley Cargo (all local terminals)

Airport: Evanston Municipal Airport

Runway Length: 7,300 feet Type of Surface: concrete

Lights: Yes X No ____ Tower: Yes ____ No X

Instrument Landing System: Yes X No ____

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes X No ____

Parcel Service: U.P.S. Distance to Terminal: local

Bus Service: Greyhound

Public Transportation: none

Express Service: Federal Express, Pony Express, Airborne Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 60

Total work force: 9,000 Average unemployment rate: 9.0%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	49	1,191	619
Mining	65	685	425
Construction	16	218	340
Manufacturing	46	405	524
Trans. Comm. & Utilities	44	215	496
Wholesale Trade	118	1,403	183
Retail Trade	37	179	331
Finance, Insurance, Real Estate	158	2,443	301
Services	24	532	351
Public Administration	-	-	-

Major Industry/Resources:

Major Employers	Product	No. Employees
Uinta County School District #1	Education	384
WY State Hospital	Health	400
Amoco Production Company	Oil/Gas	255
Chevron USA	Oil/Gas	230
City of Evanston	Government	100
Uinta County	Government	258

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
UCEDC	789-4261

LOCAL CONTACT

Uinta County
Economic Development Commission
225 9th Street
Evanston, WY 82930
(307) 789-4261

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425

GLENROCK, WYOMING
1989
COMMUNITY PROFILE

HISTORY Glenrock was founded in 1909. It is 25 miles east of Casper and 25 miles west of Douglas. The Oregon Trail came through Glenrock on the way West during the 1800's.

LOCATION

Major Cities/Distance

Denver 252 Salt Lake City 490 Phoenix 841 Seattle 767
San Francisco na Chicago 1,200 Dallas 906 New York 1,940

POPULATION

	CITY	COUNTY
1980	2,736	14,069
1985	2,488	12,825
1989	2,302	11,866

CLIMATE

Temperature: Annual Average 50 Monthly Average (January) 23.0 (July) 70.0
Precipitation: Annual Average 5.70" Humidity: Annual Average na
Annual Average Rainfall 5.70" Annual Average Snowfall 40.0"
Sunshine Days: 328 Average Growing Season: 120 days
Elevation: 5,090 Feet

GOVERNMENT

Type: Mayor - Council
Police Department: Fulltime X Volunteer na
Fire Department: Fulltime na Volunteer X Insurance Rating: na
911: Yes X No ___ **Building Codes:** yes
Planning Commission: Yes X No ___ **Business License Required:** Yes X No ___
Zoning Regulations: Yes X No ___ **Industrial Plan Approval:** Yes ___ No X

TAXES
(Local)

Assessed Valuation: City: $4,698,152 County: $211,092,638
Tax Levy (mills) City: 8.00 County: 12.00 Schools: 25.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#/Schools	1	1	1	0	0
T-P Ratio	21:1	16:1	14:1	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 26,118

Day Care Centers: 4

Churches: Catholic: 1 Protestant: 8 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 3 Total rooms: 45

RV Parks: 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 1 Dentists: 1

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 0 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: First Overnight Mail Services: 3

Recreation: baseball fields: 5 tennis courts: 2 swimming pools: 2

golf courses: 1 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 1 outdoor movies: 0

recreation center: 0 number of parks: 6 other: 0

Area Attractions/Distance: Deer Creek Station, Deer Creek Days in July

Cultural Attractions: Paisley Shawl-Higgins Hotel, Rock in the Glen

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	772	750	22	$ na	35	30	5
Mobile Home	91	81	10	$ na	4	0	4
Multi Family	61	31	30	$ na	2	2	0
Senior Housing	na	na	na	$ na	na	na	na
Other ______	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific Power Contact: na Telephone # na

Maximum generating capacity: 750 peak load: 830 Loop System: Yes - No -

Industrial rates: na

Natural Gas: Suppliers: KN Energy Contact: na Telephone # na

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: percentage of use

Water: Supplier: Town of Glenrock Contact: na Telephone # na

Maximum daily capacity: 1.5 M (GD-Gallons/Day) Peak daily demand: 1.67 M (GD)

Excess capacity available: Yes X No ____ Residual Pressure: na

Loop System: Yes - No - Industrial rates: na Tap Fees: $900

Sewer: Treatment plant: Lagoon Tap Fees: $800

Present load: na (GD) Capacity: na (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: I-25; WY 20, 26 Nearest Interstate 3 miles

Railroad: Chicago Northwestern, Burlington Northern

Trucking Firms/distance to nearest terminal Edson, 25m.; Rocky Mountain, 25m.; UPS, 25m.

Airport: none

Runway Length: na Type of Surface: na

Lights: Yes - No - Tower: Yes - No -

Instrument Landing System: Yes - No -

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ____ No X

Parcel Service: U.P.S. Distance to Terminal: 25 miles

Bus Service: Powder River

Public Transportation: none

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 30

Total work force: na   Average unemployment rate: na

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	-	-	-
Mining	-	-	-
Construction	2	23	580.00
Manufacturing	-	-	-
Trans. Comm. & Utilities	5	541	560.00
Wholesale Trade	1	2	186.80
Retail Trade	22	154	186.80
Finance, Insurance, Real Estate	8	18	474.80
Services	30	150	206.80
Public Administration	1	21	420.00

Major Industry/Resources:

Major Employers	Product	No. Employees
Dave Johnston Power Plant	Electricity	257
School System	Education	90
Glenrock Coal	Coal	181
Town of Glenrock	Government	21

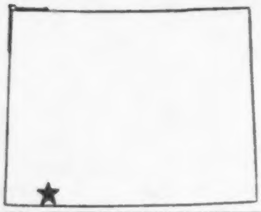
INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Fran Larson	436-2716

LOCAL CONTACT

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425



GREEN RIVER, WYOMING
1989
COMMUNITY PROFILE

HISTORY Green River is one of the oldest communities in the state. It was first incorporated in 1868 under Dakota Territory, then in May of 1891 was incorporated under the laws of the State of Wyoming. The railroad gave the area its first boom and in 1875, Green River became the County Seat of Sweetwater County. In the 1950's the mining industry became important to Green River and has been steadily increasing through the early 1980's.

LOCATION

Major Cities/Distance

Denver 358 Salt Lake City 175 Phoenix 880 Seattle 1,001

San Francisco 919 Chicago 1,241 Dallas 1,149 New York 2,072

POPULATION

	CITY	COUNTY
1980	12,807	41,723
1985	12,023	39,120
1989	13,015	42,347

CLIMATE

Temperature: Annual Average 43.2 Monthly Average (January) 13.9 (July) 69.0

Precipitation: Annual Average 8.7" Humidity: Annual Average 45%

Annual Average Rainfall 5.5" Annual Average Snowfall 34.9"

Sunshine Days: 237 Average Growing Season: 106 days

Elevation: 6,100 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 31 Volunteer 0

Fire Department: Fulltime 1 Volunteer 35 Insurance Rating: 4

911: Yes X No ___ Building Codes: na

Planning Commission: Yes X No ___ Business License Required: Yes X No ___

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes X No ___

TAXES
(Local)

Assessed Valuation: City: $26,655,329 County: $864,228,850

Tax Levy (mills) City: 9.00 County: 12.22 Schools: 74.83

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#Schools	6	2	1	1	1
T-P Ratio	16:1	16:1	16:1	16:1	16:1

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 60,552

Day Care Centers: 4

Churches: Catholic: 1 Protestant: 15 Jewish: 1 Other: 3

Commercial: Shopping Centers: 3

Hotel/Motels: 7 Total rooms: 174

RV Parks: 1 Total Spaces: 53

Conventions Facilities: 2 Capacity: 550

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 1 Total Rooms: 59

Doctors: 5 Dentists: 6

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: First Overnight Mail Services: 1

Recreation: baseball fields: 10 tennis courts: 10 swimming pools: 2

golf courses: 1 bike paths: 0 soccer fields: 3

skating rinks: 0 movie theaters: 1 outdoor movies: 0

recreation center: 1 number of parks: 16 other: 26

Area Attractions/Distance: Seedskadee National Wildlife Refuge, 37m.; Flaming Gorge National Recreation Area, 22m.; Expedition Island, local; Sheep Creek Geological Area, 60m.

Cultural Attractions: County Museum, Flaming Gorge Days, Nutcracker Ballet, Peter the Wolf and Coppelia Ballet

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	na	na	na	$ na	na	na	na
Mobile Home	na	na	na	$ na	na	na	na
Multi Family	na	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other ________	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific P and L Contact: na Telephone # na

Maximum generating capacity: 4,042 MW peak load: 40,732 MW Loop System: Yes - No -

Industrial rates: basic charge 100 KW or less $155/KW

Natural Gas: Suppliers: Mountain Fuel Contact: na Telephone # na

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 1,040 Btu/cf

Industrial rates: negotiated - average $2.70/MCF

Water: Supplier: Joint Powers Water Contact: na Telephone # na

Maximum daily capacity: 23 M (GD-Gallons/Day) Peak daily demand: 14 M (GD)

Excess capacity available: Yes X No ____ Residual Pressure: na

Loop System: Yes - No - Industrial rates: ¾" meter, 8.71 min.; 1,745 c/cf to 402 cf Tap Fees: ¾"-2", $50, 3" actual

Sewer: Treatment plant: City of Green River Tap Fees: $8.75 for ¾"

Present load: 1 M (GD) Capacity: 1.5 M (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: I-80; WY 372, 530 Nearest Interstate 1 miles

Railroad: Union Pacific

Trucking Firms/distance to nearest terminal Yellow Freight, Edson Express, NPT 16 miles

Airport: Sweetwater County Airport

Runway Length: 10,000 feet Type of Surface: asphalt/concrete

Lights: Yes X No ____ Tower: Yes X No ____

Instrument Landing System: Yes X No ____

Airlines serving area: Continental Express

Daily Flights: yes

Fixed Base Operators/Air Taxi: Yes X No ____

Parcel Service: U.P.S. Distance to Terminal: 16

Bus Service: Greyhound Lines

Public Transportation: none

Express Service: Federal Express, Pony Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 10,497 square (county)

Total work force: 18,153 (county) Average unemployment rate: 7.1% (county)

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	331	4,587	313
Mining	58	4,511	806
Construction	170	1,207	493
Manufacturing	21	492	489
Trans. Comm. & Utilities	82	1,592	561
Wholesale Trade	93	700	550
Retail Trade	250	2,998	199
Finance, Insurance, Real Estate	3	438	360
Services	-	-	-
Public Administration	1	100	349

Major Industry/Resources:

Major Employers	Product	No. Employees
FMC	Soda Ash	1,024
General Chemical	Soda Ash	650
Stauffer Chemical	Soda Ash	500
T.G. Soda Ash, Inc.	Soda Ash	350
Tenneco Minerals	Soda Ash	296
Church and Dwight	Baking Soda	165

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
na	na

LOCAL CONTACT

Norman Stark, Clerk/Treasurer
City of Green River
50 East Second North
Green River, WY 82935

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425

GREYBULL, WYOMING
1989
COMMUNITY PROFILE

HISTORY Greybull was established in 1909 as a railroad town for CB&Q Railroad. The town name was derived from the Greybull River, which is said to have been named for an albino buffalo held sacred by the Indians.

LOCATION

Major Cities/Distance

Denver 431 Salt Lake City 422 Phoenix 1,186 Seattle 941

San Francisco 1,159 Chicago 1,352 Dallas 1,280 New York 2,171

POPULATION

	CITY	COUNTY
1980	2,277	11,896
1985	2,151	11,256
1989	2,138	11,189

CLIMATE

Temperature: Annual Average 45.9 Monthly Average (January) 15.0 (July) 72.0

Precipitation: Annual Average 5.27" Humidity: Annual Average 55%

Annual Average Rainfall 5.27" Annual Average Snowfall 16.1"

Sunshine Days: na Average Growing Season: 157 days

Elevation: 3,768 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime na Volunteer na

Fire Department: Fulltime na Volunteer na Insurance Rating: 7

911: Yes - No - Building Codes: na

Planning Commission: Yes X No ____ Business License Required: Yes - No -

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No ____

TAXES
(Local)

Assessed Valuation: City: $4,045,071 County: $101,272,893

Tax Levy (mills) City: 8.00 County: 12.00 Schools: 25.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: na

TAXES
(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#Schools	1	1	1	0	0
T-P Ratio	14:1	14:1	10:1	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 14,400

Day Care Centers: 0

Churches: Catholic: 1 Protestant: 14 Jewish: 0 Other: 1

Commercial: Shopping Centers: 0

Hotel/Motels: 7 Total rooms: 110

RV Parks: 2 Total Spaces: 99

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 1 Beds: 28

Nursing Homes: 1 Total Rooms: 25

Doctors: 2 Dentists: 1

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: Second Overnight Mail Services: 1

Recreation: baseball fields: 7 tennis courts: 1 swimming pools: 1

golf courses: 1 bike paths: 0 soccer fields: 0

skating rinks: 1 movie theaters: 0 outdoor movies: 0

recreation center: 1 number of parks: 2 other: 0

Area Attractions/Distance: Sheep Mountain, 10 m.; Big Horn Mountains and Ski Area, 32 m.; Devils Kitchen, 5m.

Cultural Attractions: Buffalo Bill Museum, 54 m.; Entrance to Yellowstone National Park, 110 m.; Greybull Museum

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	914	na	na	$ na	na	na	na
Mobile Home	52	na	na	$ na	na	na	na
Multi Family	35	na	na	$ na	na	na	na
Senior Housing	16	na	na	$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific P and L Contact: na Telephone # na

Maximum generating capacity: 4.1 MW peak load: 3 MW Loop System: Yes - No -

Industrial rates: 3,000 kw or less $660 + .5/kw over 3,000 $810 + .45

Natural Gas: Suppliers: Williston Basin Contact: na Telephone # na

Maximum capacity: na (mcf) peak demand: 1.709 M (mcf)

Rating: 1,000 Btu/cf

Industrial rates: First 300 mcf-4.96904, over 300 mcf-4.86904

Water: Supplier: Town of Greybull Contact: na Telephone # na

Maximum daily capacity: .850 M (GD-Gallons/Day) Peak daily demand: 1.1 M (GD)

Excess capacity available: Yes X No ___ Residual Pressure: na

Loop System: Yes - No - Industrial rates: na Tap Fees: $1500

Sewer: Treatment plant: Lagoon Tap Fees: $200

Present load: .160 M (GD) Capacity: na (GD)

Solid Waste Disposal Available: Yes X No ___

TRANSPORTATION

Major Highways: US 14.16,20 Nearest Interstate 100 miles

Railroad: Burlington Northern

Trucking Firms/distance to nearest terminal Dan Brown Trucking, 1m.; Edson Express, 32m.; North Park, 32m.

Airport: South Big Horn County Airport

Runway Length: 6,300 Type of Surface: asphalt

Lights: Yes X No ___ Tower: Yes ___ No X

Instrument Landing System: Yes X No ___

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes X No ___

Parcel Service: U.P.S. Distance to Terminal: na

Bus Service: Cody Bus Line

Public Transportation: none

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 50

Total work force: 5,062 Average unemployment rate: 11%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	1	9	281.60
Mining	2	112	360.00
Construction	-	-	289.60
Manufacturing	-	-	231.20
Trans. Comm. & Utilities	4	-	300.80
Wholesale Trade	-	-	292.80
Retail Trade	35	140	160.00
Finance, Insurance, Real Estate	5	9	548.40
Services	-	-	188.00
Public Administration	3	25	280.00

Major Industry/Resources:

Major Employers	Product	No. Employees
M.I. Drilling	Bentonite	60
Wyo-Ben	Bentonite	52
Burlington Northern	Railroad	88
Hawkins and Powers	Aviation	80
School District	Education	87
-	-	-

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Town of Greybull	765-9431

LOCAL CONTACT

na

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425

HANNA, WYOMING
1989
COMMUNITY PROFILE

HISTORY

The town of Hanna, Wyoming owes its founding, initial growth, decline and its resurgence to man's changing perceptions of the value of the large deposits of low sulfur coal in the immediate vicinity. While Hanna was not the first settlement to spring up next to coal seams in this area of Wyoming, it has outlasted others because of the extent of the coal deposits in the area.

LOCATION

Major Cities/Distance

Denver 220 Salt Lake City 330 Phoenix 2,060 Seattle 1,100

San Francisco 1,079 Chicago 1,227 Dallas 1,077 New York 2,062

POPULATION

	CITY	COUNTY
1980	2,288	21,896
1985	1,472	17,950
1989	1,400	16,902

CLIMATE

Temperature: Annual Average 42.2 Monthly Average (January) 22.5 (July) 63.5

Precipitation: Annual Average 8.64" Humidity: Annual Average

Annual Average Rainfall 8.64" Annual Average Snowfall 62.0"

Sunshine Days: 219 Average Growing Season: 100 days

Elevation: 6,777 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 7 Volunteer 0

Fire Department: Fulltime 0 Volunteer 14 Insurance Rating: 5

911: Yes X No Building Codes: yes

Planning Commission: Yes X No Business License Required: Yes No X

Zoning Regulations: Yes X No Industrial Plan Approval: Yes X No

TAXES
(Local)

Assessed Valuation: City: $2,647,674 County: $301,367,153

Tax Levy (mills) City: 9.00 County: 31.22 Schools: 31.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#Schools	1	1-comb w/H.S.	1-comb w/J.H.	0	0
T-P Ratio	18:1	11:1	11:1	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 3,600

Day Care Centers: 0

Churches: Catholic: 1 Protestant: 5 Jewish: 0 Other: 1

Commercial: Shopping Centers: 9

Hotel/Motels: 1 Total rooms: 20

RV Parks: 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 1 Dentists: 0

Ambulance Service: Yes: X No: ____

Communications: Newspapers: 2 Daily: 1 Weekly: 1

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No: ____

Telephone Service Provider: U.S. West

Post Offices: 1 Class: Second Overnight Mail Services: 1

Recreation: baseball fields: 2 tennis courts: 1 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 1

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 1 number of parks: 2 other: 0

Area Attractions/Distance: Movies, bowling, concerts, plays, 40 m.

Cultural Attractions: Library, park, recreation center

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	834	na	na	$ na	na	na	na
Mobile Home	na	na	na	$ na	na	na	na
Multi Family	na	na	na	$ na	na	na	na
Senior Housing	2	na	na	$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific P and L Contact: PP&L Telephone # 324-2761

Maximum generating capacity: na peak load: na Loop System: Yes - No -

Industrial rates: $0.032 per kilowatt hour

Natural Gas: Suppliers: Northern Gas Contact: Northern Gas Telephone # 324-2723

Maximum capacity: 5 M (mcf) peak demand: 3.7 M (mcf)

Rating: 85,000 Btu/cf

Industrial rates: $3.83 MCF

Water: Supplier: Town of Hanna Contact: Town of Hanna Telephone # 325-9424

Maximum daily capacity: na (GD-Gallons/Day) Peak daily demand: 1 M (GD)

Excess capacity available: Yes X No ___ Residual Pressure: na

Loop System: Yes - No - Industrial rates: na Tap Fees: $400

Sewer: Treatment plant: Surge Lagoon System Tap Fees: $350

Present load: na (GD) Capacity: na (GD)

Solid Waste Disposal Available: Yes X No ___

TRANSPORTATION

Major Highways: US 30; I-80 Nearest Interstate 12 miles

Railroad: Union Pacific

Trucking Firms/distance to nearest terminal Neuman Transit, Smith Transfer, 40m.

Airport: none

Runway Length: na Type of Surface: na

Lights: Yes ___ No X Tower: Yes ___ No X

Instrument Landing System: Yes ___ No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ___ No X

Parcel Service: U. P. S. Distance to Terminal: 40

Bus Service: Greyhound

Public Transportation: none

Express Service: none

LABOR ANALYSIS

Radius of labor drawing area (miles): 70

Total work force: 7,057 - County   Average unemployment rate: 10.1% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	15	91	0
Mining	27	466	688
Construction	47	343	394
Manufacturing	25	512	458
Trans. Comm. & Utilities	43	306	542
Wholesale Trade	30	154	449
Retail Trade	148	1,324	165
Finance, Insurance, Real Estate	38	196	359
Services	149	1,800	306
Public Administration	28	647	347

Major Industry/Resources:

Major Employers	Product	No. Employees
Mines	Coal	-
25 local retail businesses	Miscellaneous	-
Grocery Store	Food Items	12
School District #2	Education	30

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Carbon County Economic Development Corporation	328-2651

LOCAL CONTACT

Carbon County Economic Development Corp.
Attn: Susan Grafton
Suite 320, Carbon Building
Rawlins, WY 82301

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425

KEMMERER, WYOMING
1989
COMMUNITY PROFILE

HISTORY

LOCATION

Major Cities/Distance

Denver 442 Salt Lake City 132 Phoenix 780 Seattle 968

San Francisco 884 Chicago 1,388 Dallas 1,211 New York 2,160

POPULATION

	CITY	COUNTY
1980	3,273	12,177
1985	4,342	14,975
1989	4,164	14,361

CLIMATE

Temperature: Annual Average 34 Monthly Average (January) 14.1 (July) 61.2

Precipitation: Annual Average 12.76" Humidity: Annual Average 24%

Annual Average Rainfall 12.76" Annual Average Snowfall 57.9"

Sunshine Days: na Average Growing Season: 60 days

Elevation: 6,927 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime na Volunteer na

Fire Department: Fulltime 0 Volunteer 24 Insurance Rating: 6

911: Yes - No - Building Codes: na

Planning Commission: Yes X No ___ Business License Required: Yes - No -

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes X No ___

TAXES
(Local)

Assessed Valuation: City: $7,421,508 County: $271,144,462

Tax Levy (mills) City: 7.63 County: 10.81 Schools: 34.16

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#;Schools	3	1	1	0	0
T-P Ratio	17:1	10:1	11:1	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 30,000

Day Care Centers: 2

Churches: Catholic: 1 Protestant: 7 Jewish: 0 Other: 2

Commercial: Shopping Centers: 0

Hotel/Motels: 11 Total rooms: 325

RV Parks: 1 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 1 Beds: 18

Nursing Homes: 0 Total Rooms: 0

Doctors: 3 Dentists: 3

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 1 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 3 Class: First Overnight Mail Services: 0

Recreation: baseball fields: 6 tennis courts: 9 swimming pools: 2

golf courses: 1 bike paths: 0 soccer fields: 2

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 1 number of parks: 3 other: 1

Area Attractions/Distance: Fossil Butte National Monument, 10 m.; Fort Bridger, 50 m.; Yellowstone National Park, 217 m.

Cultural Attractions: J.C. Penney Home, Kemmerer Museum, Turn of the Century Days, Fossil Country Frontier Museum

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	898	na	na	$ na	na	na	na
Mobile Home	355	na	na	$ na	na	na	na
Multi Family	199	na	na	$ na	na	na	na
Senior Housing	20	na	na	$ na	na	na	na
Other ______	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Utah Power and Light Contact: na Telephone # na

Maximum generating capacity: 735 MW peak load: 5 MW Loop System: Yes - No -

Industrial rates: na

Natural Gas: Suppliers: WY Industrial Gas Contact: na Telephone # na

Maximum capacity: na (mcf) peak demand: 2,200 (mcf)

Rating: 85,000 Btu/cf

Industrial rates: $0.328284/therm

Water: Supplier: Municipal Contact: na Telephone # na

Maximum daily capacity: 3.472 M (GD-Gallons/Day) Peak daily demand: 1.5 M (GD)

Excess capacity available: Yes X No ___ Residual Pressure: na

Loop System: Yes - No - Industrial rates: na Tap Fees: $750 per ¾" to $25,000 per 8"

Sewer: Treatment plant: Municipal Tap Fees: $750/4"-$2,500/8"

Present load: .58 M (GD) Capacity: 1.5 M (GD)

Solid Waste Disposal Available: Yes X No ___

TRANSPORTATION

Major Highways: US 30; WY 189 Nearest Interstate 37 miles

Railroad: Union Pacific Freight

Trucking Firms/distance to nearest terminal Valley Cargo, 50m.; Consolidated Freightways, North Park, local

Airport: ___

Runway Length: 7,050 feet Type of Surface: asphalt

Lights: Yes X No ___ Tower: Yes ___ No X

Instrument Landing System: Yes ___ No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ___ No X

Parcel Service: U.P.S. Distance to Terminal: 50 miles

Bus Service: none

Public Transportation: none

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 100

Total work force: 5,913 (county) Average unemployment rate: 10%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	-	-	-
Mining	20	547	750
Construction	64	459	455
Manufacturing	30	506	398
Trans. Comm. & Utilities	27	484	560
Wholesale Trade	24	63	368
Retail Trade	100	711	158
Finance, Insurance, Real Estate	26	167	303
Services	107	1,074	395
Public Administration	28	340	303

Major Industry/Resources:

Major Employers	Product	No. Employees
Pittsburg and Midway Coal	Coal	369
Utah Power and Light	Electricity	219
Food Machinery Corporation	Coal/Coke	175
Exxon, USA	Natural Gas	170
Stauffer Chemical	Phosphate	20
Northwest Pipeline Corporation	Natural Gas	39

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Dave Fagnant,	
Chairman Economic Development Commission	877-3988

LOCAL CONTACT

Steven Golnar
City Administrator
Kemmerer, WY 83101
877-6412

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425

LANDER , WYOMING
1989
COMMUNITY PROFILE

HISTORY

The settlement of Lander began in 1812 when South Pass was discovered. In 1884 Lander was incorporated and made the county seat. The cattle and sheep industries have supported the city since its beginning. Oil was discovered and the first claim made in 1873. In the 1920's Lander was known as the gateway to Yellowstone Park and is still the most scenic way to the Park.

LOCATION

Major Cities/Distance

Denver 369 Salt Lake City 304 Phoenix 1,019 Seattle 1,060

San Francisco 1,072 Chicago 1,207 Dallas 1,156 New York 1,865

POPULATION

	CITY	COUNTY
1980	7,867	38,992
1985	7,472	34,120
1989	8,058	36,798

CLIMATE

Temperature: Annual Average 44.4 Monthly Average (January) 16.9 (July) 70.3

Precipitation: Annual Average 15.03" Humidity: Annual Average 47%

Annual Average Rainfall 15.03" Annual Average Snowfall 120.1"

Sunshine Days: 113.2 Average Growing Season: 125 days

Elevation: 5,357 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime na Volunteer na

Fire Department: Fulltime 0 Volunteer 39 Insurance Rating: 5

911: Yes - No - Building Codes: na

Planning Commission: Yes X No ___ Business License Required: Yes - No -

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes ___ No X

TAXES
(Local)

Assessed Valuation: City: $16,851,686 County: $240,131,133

Tax Levy (mills) City: 8.00 County: 37.88 Schools: 34.55

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 3%

TAXES
(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#.Schools	3	1	1	-	-
T-P Ratio	13:1	13:1	13:1	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 55,000

Day Care Centers: 3

Churches: Catholic: 1 Protestant: 21 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 9 Total rooms: 190

RV Parks: 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 2 Beds: 155

Nursing Homes: 1 Total Rooms: 32

Doctors: 93 Dentists: 8

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: Bi-weekly

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: First Overnight Mail Services: 2

Recreation: baseball fields: 3 tennis courts: 3 swimming pools: 1

golf courses: 1 bike paths: 0 soccer fields: 4

skating rinks: 1 movie theaters: 1 outdoor movies: 1

recreation center: 1 number of parks: 12 other: 1

Area Attractions/Distance: Sinks Canyon, 7m.; Atlantic City, 30m.; South Pass, 33m.; Winter Fair, Jan.; Pioneer Days, July 4; Old Timers Rodeo, summer; One Shot Antelope Hunt, Sept.

Cultural Attractions: Street Events, summer; Shoshone Sun Dance, 20m.; Pioneer Museum; Library Cultural Programs

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	8,927	8,128	799	$ na	310	282	28
Mobile Home	2,169	2,048	121	$ na	75	71	4
Multi Family	1,451	238	1,221	$ na	51	8	43
Senior Housing	na	na	na	$ na	na	na	na
Other	1,150	83	67	$ na	5	3	2

UTILITIES

Electricity: Suppliers: Pacific Power Contact: na Telephone # na

Maximum generating capacity: na peak load: na Loop System: Yes - No -

Industrial rates: 2.695/KW hour

Natural Gas: Suppliers: KN Energy Contact: na Telephone # na

Maximum capacity: 6-7 (mcf) peak demand: 3 (mcf)

Rating: 85,000 Btu/cf

Industrial rates: negotiated contracts

Water: Supplier: Municipal Water Supply Contact: na Telephone # na

Maximum daily capacity: 7 M (GD-Gallons/Day) Peak daily demand: 6.5 M (GD)

Excess capacity available: Yes X No ____ Residual Pressure: na

Loop System: Yes - No - Industrial rates: $14.40 per 10,000 gal/.54 per 1,000 over allowed Tap Fees: $410

Sewer: Treatment plant: Lagoon Oxidation Ponds Tap Fees: $350

Present load: 8 M (GD) Capacity: 10 M (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: US 287; WY 789, 28, 132 Nearest Interstate 127 miles

Railroad: none

Trucking Firms/distance to nearest terminal North Park Trans, 23m.; Edson Freightways, 23m.

Airport: Hunt Field

Runway Length: 5,100 feet Type of Surface: asphalt

Lights: Yes X No ____ Tower: Yes X No ____

Instrument Landing System: Yes ____ No X

Airlines serving area: Lander Airways

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes X No ____

Parcel Service: U. P. S. Distance to Terminal: 23 miles

Bus Service: Powder River Bus Tours

Public Transportation: Senior Citizen Bus Service

Express Service: Federal Express; US Post Office

LABOR ANALYSIS

Radius of labor drawing area (miles): 70

Total work force: 16,475 Average unemployment rate: 11.9%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	354	4,400	285.07
Mining	55	590	572.72
Construction	126	670	380.54
Manufacturing	46	572	318.58
Trans. Comm. & Utilities	72	694	445.99
Wholesale Trade	55	333	294.38
Retail Trade	260	2,321	176.58
Finance, Insurance, Real Estate	76	364	332.53
Services	-	-	-
Public Administration	36	742	313.93

Major Industry/Resources:

Major Employers	Product	No. Employees
WY State Training School	Health Services	576
Fremont County School District #1	Education	266
Fremont County Courthouse	County	210
National Outdoor Leadership School	Outdoor Recreation	54
Lander Valley Regional Medical Center	Health	180
Pine Ridge	Health	75

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Lander Industrial Park/City of Lander	332-2870

LOCAL CONTACT

Lander Economic Development Commission
Attn: Chairman
183 South 4th Street
Lander, WY 82520

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425

LOVELL , WYOMING

1989

COMMUNITY PROFILE

HISTORY

In 1897, two cattlemen, Henry Clay Lovell and Anthony Mason, brought cattle into the Big Horn Basin region and formed the M-L Ranch on the banks of the Big Horn River. A small settlement had been established at the present site of Lovell by 1890, but there was no post office to serve the community. Using his political influence, Mr. Lovell helped to provide this service and the town was named in his honor. Lovell was incorporated in 1906.

LOCATION

Major Cities/Distance

Denver 500 Salt Lake City 500 Phoenix 1,100 Seattle 1,000

San Francisco 1,231 Chicago 1,300 Dallas 1,300 New York 2,100

POPULATION

	CITY	COUNTY
1980	2,447	11,896
1985	2,318	11,256
1989	2,304	11,189

CLIMATE

Temperature: Annual Average 45.1 Monthly Average (January) 20.2 (July) 68.4

Precipitation: Annual Average 6.87" Humidity: Annual Average 55%

Annual Average Rainfall 6.87" Annual Average Snowfall 23.0"

Sunshine Days: 237 Average Growing Season: 135 days

Elevation: 3,800 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 4 Volunteer 0

Fire Department: Fulltime 0 Volunteer 25 Insurance Rating: 7

911: Yes X No Building Codes: UBC

Planning Commission: Yes X No Business License Required: Yes No X

Zoning Regulations: Yes X No Industrial Plan Approval: Yes No X

TAXES

(Local)

Assessed Valuation: City: $4,428,842 County: $101,272,893

Tax Levy (mills) City: 8.00 County: 9.64 Schools: 57.013

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 3%

TAXES
(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#:Schools	1	1	1	0	1
T-P Ratio	20:1	14:1	12:1	na	15:1

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 15,000

Day Care Centers: 1

Churches: Catholic: 1 Protestant: 9 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 4 Total rooms: 95

RV Parks: 1 Total Spaces: 11

Conventions Facilities: 2 Capacity: 175

Medical Facilities: Hospitals: 1 Beds: 30

Nursing Homes: 1 Total Rooms: 60

Doctors: 2 Dentists: 3

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 0 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: Second Overnight Mail Services: 1

Recreation: baseball fields: 5 tennis courts: 2 swimming pools: 1

golf courses: 1 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 1 outdoor movies: 0

recreation center: 0 number of parks: 4 other: 0

Area Attractions/Distance: Bighorn Canyon National Recreation Area, 10 m.; Medicine Wheel, 40 m.; Pryor Mountain Wild Horse Range, 15 m.,; Big Horn Lake, 14 m.

Cultural Attractions: na

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	730	650	80	$ na	78	35	42
Mobile Home	45	10	35	$ na	20	10	10
Multi Family	36	0	36	$ na	24	0	14
Senior Housing	28	0	28	$ na	3	0	3
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific Power & Light Contact: Mike Brookhouse Telephone # 548-2264

Maximum generating capacity: na peak load: na Loop System: Yes - No -

Industrial rates: 3.5 per KW hour

Natural Gas: Suppliers: Montana-Dakota Utly Contact: Rich Hettinger Telephone # 548-2203

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: 4.067 per dkt

Water: Supplier: Town of Lovell Contact: na Telephone # na

Maximum daily capacity: 1.3 M (GD-Gallons/Day) Peak daily demand: 1.2 M (GD)

Excess capacity available: Yes X No ____ Residual Pressure: 55 psi

Loop System: Yes - No - Industrial rates: 1.25 per 1000 gallons Tap Fees: na

Sewer: Treatment plant: Lagoon Tap Fees: $200

Present load: .580 M (GD) Capacity: .250 M (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: US 14A; WY 310, 789 Nearest Interstate 75 miles

Railroad: Burlington Northern

Trucking Firms/distance to nearest terminal Wyoming Express, 50m.; North Park, 50m.

Airport: North Big Horn County Airport

Runway Length: 5,200 Type of Surface: asphalt

Lights: Yes X No ____ Tower: Yes ____ No X

Instrument Landing System: Yes ____ No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes X No ____

Parcel Service: U.P.S. Distance to Terminal: 50 miles

Bus Service: Cody Bus Line

Public Transportation: none

Express Service: U.P.S.

LABOR ANALYSIS

Radius of labor drawing area (miles): 50

Total work force: 5,000 Average unemployment rate: 8%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	180	225	na
Mining	8	100	393
Construction	10	66	409
Manufacturing	10	182	333
Trans. Comm. & Utilities	12	60	368
Wholesale Trade	8	50	249
Retail Trade	30	150	137
Finance, Insurance, Real Estate	8	50	377
Services	40	356	283
Public Administration	10	100	252

Major Industry/Resources:

Major Employers	Product	No. Employees
American Colloid	Bentonite	26
Georgia Pacific	Gypsum products	80
Western Sugar	Sugar	66

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Town of Lovell	548-6551

LOCAL CONTACT

John T. Nickle, Mayor

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425

LUSK, WYOMING
1989
COMMUNITY PROFILE

HISTORY

Frank S. Lusk established this townsite when copper mining began in the Rawhide Butte with the Great Western Mining and Milling Company's mill. When Niobrara County was created in 1911, Lusk was made its county seat and has remained so. The railroad brought a flood of homesteaders to the area up until the 1920's. Cattle ranching overran farming until farmers learned about, and started using, irrigation.

LOCATION

Major Cities/Distance

Denver 233 Salt Lake City 579 Phoenix 1,124 Seattle 1,183

San Francisco na Chicago 972 Dallas 1,040 New York 1,830

POPULATION

	CITY	COUNTY
1980	1,650	2,924
1985	1,792	3,177
1989	1,813	3,214

CLIMATE

Temperature: Annual Average 45 Monthly Average (January) 30.0 (July) 70.0

Precipitation: Annual Average 16.0" Humidity: Annual Average na

Annual Average Rainfall 16.0" Annual Average Snowfall na

Sunshine Days: 160 Average Growing Season: 115 days

Elevation: 5,006 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 3 Volunteer 0

Fire Department: Fulltime 0 Volunteer 23 Insurance Rating: 7

911: Yes X No ____ Building Codes: UBC

Planning Commission: Yes X No ____ Business License Required: Yes X No ____

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No ____

TAXES
(Local)

Assessed Valuation: City: $4,066,226 County: $33,305,912

Tax Levy (mills) City: 8.00 County: 12.00 Schools: 51.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 5%

TAXES

(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#Schools	1	0	1	0	0
T-P Ratio	14:1	na	9:1	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 30,000

Day Care Centers: 1

Churches: Catholic: 1 Protestant: 8 Jewish: 0 Other: 1

Commercial: Shopping Centers: 0

Hotel/Motels: 6 Total rooms: 147

RV Parks: 3 Total Spaces: 46

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 1 Beds: 15

Nursing Homes: 1 Total Rooms: 19

Doctors: 2 Dentists: 1

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 0 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U. S. West

Post Offices: 1 Class: 2nd Overnight Mail Services: 2

Recreation: baseball fields: 3 tennis courts: 2 swimming pools: 1

golf courses: 1 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 1

recreation center: 0 number of parks: 3 other: 1

Area Attractions/Distance: Fort Laramie, 60m.; Guernsey State Park, 60m.; Mother Featherlegs Monument, 25m.; Spanish Diggings, 10m.

Cultural Attractions: Legend of the Rawhide Pageant, County Fair, Lusk Museum, Oktoberfest

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	700	610	90	$ 30,000	91	62	29
Mobile Home	28	23	5	$ 5,000	7	0	7
Multi Family	na	na	na	$ na	na	na	na
Senior Housing	42	na	na	$ na	na	na	na
Other	15	na	na	$ na	5	na	na

UTILITIES

Electricity: Suppliers: WY Municipal Power Contact: Town of Lusk Telephone # 334-3612

Maximum generating capacity: 29 MW peak load: 13 MW Loop System: Yes X No

Industrial rates: $10 min: .059 first 1000 KWH, .048 next 4000 KWH, .043 next 10000 KWH, .0375 all KWH over 15000

Natural Gas: Suppliers: KN Energy Contact: KN Energy Telephone # 532-2510

Maximum capacity: na (mcf) peak demand: (mcf)

Rating: 85,000 Btu/cf

Industrial rates: Negotiated on an individual basis

Water: Supplier: Town of Lusk Contact: Town of Lusk Telephone # 334-3612

Maximum daily capacity: 1.4 M (GD-Gallons/Day) Peak daily demand: 1.4 M (GD)

Excess capacity available: Yes X No Residual Pressure: 50 lbs.

Loop System: Yes X No Industrial rates: $140 min. over 157000 gal =.34/1000 gal. Tap Fees: $500

Sewer: Treatment plant: Lagoon Tap Fees: $500

Present load: na (GD) Capacity: .3 M (GD)

Solid Waste Disposal Available: Yes X No

TRANSPORTATION

Major Highways: WY 18, 20, 85 Nearest Interstate 40 miles

Railroad: Chicago Northwestern Transportation

Trucking Firms/distance to nearest terminal Nebraska Transport, 100m.; Ross Transfer, 85m.; Edson Express, 100m.

Airport: Lusk Airport

Runway Length: 5,035 feet Type of Surface: asphalt

Lights: Yes X No Tower: Yes No X

Instrument Landing System: Yes No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes X No

Parcel Service: U.P.S. Distance to Terminal: Local

Bus Service: Powder River

Public Transportation: Senior Citizen Bus

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 150

Total work force: 1,000 Average unemployment rate: na

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	4	15	450
Mining	-	-	-
Construction	2	10	400
Manufacturing	1	3	450
Trans. Comm. & Utilities	3	20	550
Wholesale Trade	-	-	
Retail Trade	15	50	250
Finance, Insurance, Real Estate	6	10	400
Services	21	100	250
Public Administration	12	230	430

Major Industry/Resources:

Major Employers	Product	No. Employees
School District #1	Education	120
Wyoming Women's Center	Correctional Facility	45
Chicago Northwestern RR	Railroad	35
Town of Lusk	Government	23
Niobrara County	Government	20

INDUSTRIAL PROPERTIES

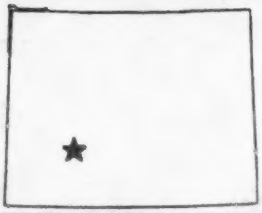
Local Contact	Telephone No.
Donald E. Whiteaker	334-3612

LOCAL CONTACT

Donald E. Whiteaker
City/County Planner
P.O. Box 390
Lusk, WY 82225

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425



LYMAN, WYOMING
1989
COMMUNITY PROFILE

HISTORY The town of Lyman is located in the historical and beautiful Bridger Valley. The town is a thriving community which is experiencing renewed business development on Main Street. The primary employer is the soda ash industry east of Lyman. The community is extremely proud of its educational system and public facilities

LOCATION

Major Cities/Distance

Denver 407 Salt Lake City 114 Phoenix 759 Seattle 962

San Francisco 866 Chicago 1,287 Dallas 1,167 New York 2,060

POPULATION

	CITY	COUNTY
1980	2,284	13,021
1985	2,208	18,396
1989	2,495	20,791

CLIMATE

Temperature: Annual Average 52.8 Monthly Average (January) 19.5 (July) 61.7

Precipitation: Annual Average 9.97" Humidity: Annual Average na

Annual Average Rainfall 9.97" Annual Average Snowfall 12.5"

Sunshine Days: 225 Average Growing Season: 60 days

Elevation: 6635 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 7 Volunteer 0

Fire Department: Fulltime 0 Volunteer 25 Insurance Rating: 7

911: Yes X No ___ Building Codes: yes

Planning Commission: Yes X No ___ Business License Required: Yes X No ___

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes ___ No X

TAXES
(Local)

Assessed Valuation: City: $3,152,720 County: $517,069,189

Tax Levy (mills) City: 8.00 County: 76.11 Schools: 76.11

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#Schools	2	1	1	0	0
T-P Ratio	22:1	18:1	15:1	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 13,630

Day Care Centers: 0

Churches: Catholic: 1 Protestant: 0 Jewish: 0 Other: 5

Commercial: Shopping Centers: 0

Hotel/Motels: 1 Total rooms: 42

RV Parks: 2 Total Spaces: 40

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 2 Dentists: 2

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 0 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: Union Telephone

Post Offices: 1 Class: B Overnight Mail Services: yes

Recreation: baseball fields: 3 tennis courts: 2 swimming pools: 1

golf courses: 0 bike paths: 0 soccer fields: 3

skating rinks: 0 movie theaters: 1 outdoor movies: 0

recreation center: 0 number of parks: 4 other: 1

Area Attractions/Distance: Fort Bridger, 6m.; Flaming Gorge, 50m.; Uinta Mountain, 50m.

Cultural Attractions: none

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	550	475	75	$ 50,000	45	na	na
Mobile Home	100	40	60	$ 3,000	25	na	na
Multi Family	12	na	10	$ 15,000	12	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other ______	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Bridger Valley Elec. Contact: Danny Eyre Telephone # 307/786-2800

Maximum generating capacity: na peak load: 15.8MW Loop System: Yes X No ___

Industrial rates: over 2000 KW=$950. @ mos=$8.40 @KW mos demand

Natural Gas: Suppliers: Mountain Fuel Contact: Mary Kay Olson Telephone # 307/782-3367

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: na

Water: Supplier: Town of Lyman Contact: Joe Wolf Telephone # 307/786-4898

Maximum daily capacity: 1.035 M (GD-Gallons/Day) Peak daily demand: .826 M (GD)

Excess capacity available: Yes X No ___ Residual Pressure: 60 lbs

Loop System: Yes X No ___ Industrial rates: $13-10,000 gals.; $1.20 per 1,000 gal. over 10,000 Tap Fees: $300

Sewer: Treatment plant: Lagoon Tap Fees: $300

Present load: .18 M (GD) Capacity: .21 M (GD)

Solid Waste Disposal Available: Yes X No ___

TRANSPORTATION

Major Highways: I-80 Nearest Interstate 3 miles

Railroad: none

Trucking Firms/distance to nearest terminal none

Airport: Fort Bridger-Uinta County

Runway Length: 1.5 miles Type of Surface: Asphalt

Lights: Yes X No ___ Tower: Yes ___ No X

Instrument Landing System: Yes X No ___

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes X No ___

Parcel Service: U.P.S. Distance to Terminal: 4 miles

Bus Service: Greyhound

Public Transportation: none

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 50

Total work force: 4,096 Average unemployment rate: 10.0%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	na	na	na
Mining	8	21950	800
Construction	65	700	420
Manufacturing	16	220	340
Trans. Comm. & Utilities	46	405	524
Wholesale Trade	44	215	496
Retail Trade	118	1403	183
Finance, Insurance, Real Estate	37	179	331
Services	158	2443	301
Public Administration	24	532	351

Major Industry/Resources:

Major Employers	Product	No. Employees
General Chemical Corp.	Trona	120
FMC Corp	Trona	170
Stauffer Chemical Co.	Trona	20
Texasgulf	Trona	31
Tenneco Minerals Co.	Trona	16

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Uinta Realty	307/786-4434
Ken Klinker	307-789-4261

LOCAL CONTACT

Joe Wolf
Town Administrator
PO Box 300
Lyman, WY 82937

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425

MEDICINE BOW, WYOMING
1989
COMMUNITY PROFILE

HISTORY

The town of Medicine Bow is located on U.S. Highway 30 just west of Laramie. Its name, "Medicine Bow", is legendary and was derived from the Indian tribes that frequented the area. Along the banks of the river, the Indians found excellent material for making their bows and arrows. To the Indians, anything they found good for a purpose was "good medicine." Thus, the river was called the Medicine Bow River. Since the river originated in the mountains to the south, these mountains were called the Medicine Bow Mountains. When the Union Pacific Railroad was being built, a pumping station was established on the river, and since this was also a supply point, a village sprung up which was naturally given the name Medicine Bow.

LOCATION

Major Cities/Distance

Denver 190 Salt Lake City 410 Phoenix 2,080 Seattle 1,300

San Francisco 1,048 Chicago 1,207 Dallas 987 New York 2,042

POPULATION

	CITY	COUNTY
1980	953	21,896
1985	592	17,950
1989	400	16,902

CLIMATE

Temperature: Annual Average 42.2 Monthly Average (January) 19.0 (July) 64.6

Precipitation: Annual Average 7.98" Humidity: Annual Average na

Annual Average Rainfall 7.98" Annual Average Snowfall 23.2"

Sunshine Days: 219 Average Growing Season: 100 days

Elevation: 6,563 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 1 Volunteer 0

Fire Department: Fulltime 0 Volunteer 15 Insurance Rating: 6

911: Yes X No ___ Building Codes: na

Planning Commission: Yes X No ___ Business License Required: Yes ___ No X

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes ___ No X

TAXES
(Local)

Assessed Valuation: City: $861,012 County: $301,367,153

Tax Levy (mills) City: 8.00 County: 31.22 Schools: 31.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#Schools	1	1-comb w/H.S.	1-comb w/J.H.	0	0
T-P Ratio	11:1	6:1	6:1	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 1,000

Day Care Centers: 0

Churches: Catholic: 1 Protestant: 2 Jewish: 0 Other: 1

Commercial: Shopping Centers: 0

Hotel/Motels: 2 Total rooms: 55

RV Parks: 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 1 Dentists: 0

Ambulance Service: Yes: ___ No: X

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No: ___

Telephone Service Provider: T.U. of Wyoming

Post Offices: 1 Class: Third Overnight Mail Services: 1

Recreation: baseball fields: 1 tennis courts: 1 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 1 other: 0

Area Attractions/Distance: Movies, bowling, swimming, concerts, plays, 40 m.

Cultural Attractions: Medicine Bow Days, Museum, library, historic Virginian Hotel, wind turbines, park

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	264	na	na	$ na	na	na	na
Mobile Home	na	na	na	$ na	na	na	na
Multi Family	83	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Hot Springs REA Contact: na Telephone # 864-3159

Maximum generating capacity: na peak load: na Loop System: Yes - No -

Industrial rates: na

Natural Gas: Suppliers: Northern Gas Contact: na Telephone # 324-2723

Maximum capacity: 5 M (mcf) peak demand: 3.7 M (mcf)

Rating: 85,000 Btu/cf

Industrial rates: $3.83 MCF

Water: Supplier: Town of Medicine Bow Contact: na Telephone # 379-2225

Maximum daily capacity: na (GD-Gallons/Day) Peak daily demand: 1.5 M (GD)

Excess capacity available: Yes - No - Residual Pressure: na

Loop System: Yes - No - Industrial rates: na Tap Fees: $350

Sewer: Treatment plant: Lagoon System Tap Fees: $350

Present load: na (GD) Capacity: na (GD)

Solid Waste Disposal Available: Yes X No

TRANSPORTATION

Major Highways: US 30; I-80 Nearest Interstate 20 miles

Railroad: Union Pacific

Trucking Firms/distance to nearest terminal Neuman Transit, Smith Transfer, 60m.

Airport: Medicine Bow Airport

Runway Length: 4,100 feet Type of Surface: gravel

Lights: Yes No X Tower: Yes No X

Instrument Landing System: Yes No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes No X

Parcel Service: U. P. S. Distance to Terminal: 60 miles

Bus Service: Greyhound

Public Transportation: none

Express Service: none

LABOR ANALYSIS

Radius of labor drawing area (miles): 70

Total work force: 7,057 - County Average unemployment rate: 10.1% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	15	91	0
Mining	27	466	688
Construction	47	343	394
Manufacturing	25	512	458
Trans. Comm. & Utilities	43	306	542
Wholesale Trade	30	154	449
Retail Trade	148	1,324	165
Finance, Insurance, Real Estate	38	196	359
Services	149	1,800	306
Public Administration	28	647	347

Major Industry/Resources:

Major Employers	Product	No. Employees
11 local retail businesses	Miscellaneous	-
Hanna/Shirley Basin Mines	Coal/Uranium	-
School District #2	Education	-

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Carbon County Economic Development Corporation	328-2651

LOCAL CONTACT	STATE CONTACT
Carbon County Economic Development Corp. Attn: Susan Grafton Suite 320, Carbon Building Rawlins, WY 82301	Economic Development and Stabilization Board Herschler Building, 3rd Floor East Cheyenne, Wyoming 82002 (307) 777-7284 1-800-262-3425

PINE BLUFFS, WYOMING
1989
COMMUNITY PROFILE

HISTORY

LOCATION

Major Cities/Distance

Denver 141 Salt Lake City 476 Phoenix 981 Seattle 1,285

San Francisco 1,232 Chicago 921 Dallas 921 New York 1,974

POPULATION

	CITY	COUNTY
1980	1,077	68,649
1985	1,120	70,029
1989	1,157	72,343

CLIMATE

Temperature: Annual Average 64.9 Monthly Average (January) 26.5 (July) 72.4

Precipitation: Annual Average 14.5" Humidity: Annual Average 51%

Annual Average Rainfall 14.5" Annual Average Snowfall 3[illegible]"

Sunshine Days: 344 Average Growing Season: 147 days

Elevation: 5,047 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime X Volunteer -

Fire Department: Fulltime 0 Volunteer 17 Insurance Rating: 7

911: Yes X No ____ Building Codes: na

Planning Commission: Yes X No ____ Business License Required: Yes - No X

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No -

TAXES
(Local)

Assessed Valuation: City: - County: -

Tax Levy (mills) City: 5.00 County: - Schools: -

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: na

TAXES

(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#Schools	4	1	1	0	0
T-P Ratio	13:1	na	7:1	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462   U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: na

Day Care Centers: 1

Churches: Catholic: 1 Protestant: 1 Jewish: 0 Other: 0

Commercial: Shopping Centers: 1

Hotel/Motels: 2 Total rooms: na

RV Parks: 1 Total Spaces: 105

Conventions Facilities: 1 Capacity: 304

Medical Facilities: Hospitals: 0 Beds: na

Nursing Homes: 1 Total Rooms: 10

Doctors: 1 Dentists: 1

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 0 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: 2nd Overnight Mail Services: 0

Recreation: baseball fields: 1 tennis courts: 3 swimming pools: 1

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 1 number of parks: 3 other: 1

Area Attractions/Distance: Oliver Dam, 13m.

Cultural Attractions: High Plains Archaeology, June-August; Texas Trail Museum

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	na	na	na	$ $200.00	na	na	na
Mobile Home	na	na	na	$ $250.00	na	na	na
Multi Family	na	na	na	$ $350.00	na	na	na
Senior Housing	na	na	na	$ according to income	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Town of Pine Bluffs Contact: na Telephone # 245-3746

Maximum generating capacity: na peak load: 80kw Loop System: Yes - No -

Industrial rates: first 100=.105; next 400=.065; add'l=.055

Natural Gas: Suppliers: Cheyenne L F and P Contact: na Telephone # 245-3207

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: na

Water: Supplier: Town of Pine Bluffs Contact: na Telephone # na

Maximum daily capacity: na (GD-Gallons/Day) Peak daily demand: na (GD)

Excess capacity available: Yes ___ No X Residual Pressure: na

Loop System: Yes na No $500 Industrial rates: $8 base, 35 for each 1000 gallons after Tap Fees: ___

Sewer: Treatment plant: Lagoon Tap Fees: $500

Present load: na (GD) Capacity: na (GD)

Solid Waste Disposal Available: Yes ___ No X

TRANSPORTATION

Major Highways: I-80 Nearest Interstate Adjacent miles

Railroad: Union Pacific

Trucking Firms/distance to nearest terminal NTC, 20m.; DRW, local; Yellow Freight, 40m.

Airport: Pine Bluffs Municipal Airport

Runway Length: 4,600 Type of Surface: asphalt

Lights: Yes ___ No X Tower: Yes X No ___

Instrument Landing System: Yes ___ No X

Airlines serving area: Pinesair

Daily Flights: ___

Fixed Base Operators/Air Taxi: Yes ___ No X

Parcel Service: na Distance to Terminal: ___

Bus Service: Greyhound

Public Transportation: na

Express Service: na

LABOR ANALYSIS

Radius of labor drawing area (miles): na

Total work force: na Average unemployment rate: na

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	-	-	-
Mining	-	-	-
Construction	-	-	-
Manufacturing	-	-	-
Trans. Comm. & Utilities	-	-	-
Wholesale Trade	-	-	-
Retail Trade	-	-	-
Finance, Insurance, Real Estate	-	-	-
Services	-	-	-
Public Administration	-	-	-

Major Industry/Resources:

Major Employers	Product	No. Employees
Rocky Mountain Snacks	Potato Chips	50
Rural Electric Assoc.	Electricity	30
Rodeo Truck Stop	Restaurant/Service Station	32
Texas Trail Market	Grocery	20
High Plains Co-op	Grain Elevator	26
DR W	Grain Elevator	7

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Richard Stephens (Stephens Insurance)	245-3221

LOCAL CONTACT

na
na
na

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425

RAWLINS, WYOMING
1989
COMMUNITY PROFILE

HISTORY

The town of Rawlins is the namesake of General John A. Rawlins, the Chief of Staff of the United States Army in 1867. He was on an expedition of Wyoming where he had an opportunity to drink from a clear spring. He enjoyed the water so much that one of his men promptly named the spring after him, "Rawlins Spring." Like most towns in Southern Wyoming, Rawlins grew swiftly as the railway pushed westward. The first settlement was south of the railroad track near Rawlins Spring and soon became known simply as "Rawlins." In about 1870, more permanent settlement began on the northside, where most of the city now stands.

LOCATION

Major Cities/Distance

Denver 250 Salt Lake City 350 Phoenix 2,020 Seattle 636

San Francisco 1,048 Chicago 1,267 Dallas 1,047 New York 2,102

POPULATION

	CITY	COUNTY
1980	11,547	21,896
1985	10,662	17,950
1989	10,540	17,744

CLIMATE

Temperature: Annual Average 42.2 Monthly Average (January) 18.4 (July) 67.6

Precipitation: Annual Average 9.06" Humidity: Annual Average

Annual Average Rainfall 9.06" Annual Average Snowfall 54.8"

Sunshine Days: 219 Average Growing Season: 100 days

Elevation: 6,755 Feet

GOVERNMENT

Type: Council-Manager

Police Department: Fulltime na Volunteer na

Fire Department: Fulltime 7 Volunteer 18 Insurance Rating: 6

911: Yes - No - Building Codes: na

Planning Commission: Yes X No Business License Required: Yes - No -

Zoning Regulations: Yes X No Industrial Plan Approval: Yes X No

TAXES
(Local)

Assessed Valuation: City: $19,975,736 County: $301,367,153

Tax Levy (mills) City: 10.00 County: 31.22 Schools: 24.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#Schools	4	1	1	0	0
T-P Ratio	22:1	24:1	19:1	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 50,000

Day Care Centers: 1

Churches: Catholic: 1 Protestant: 8 Jewish: 0 Other: 2

Commercial: Shopping Centers: 2

Hotel/Motels: 15 Total rooms: 813

RV Parks: 3 Total Spaces: 400

Conventions Facilities: 1 Capacity: 1000

Medical Facilities: Hospitals: 1 Beds: 93

Nursing Homes: 1 Total Rooms: 48

Doctors: 5 Dentists: 5

Ambulance Service: Yes: X No:

Communications: Newspapers: 2 Daily: 2 Weekly: 0

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U. S. West

Post Offices: 1 Class: First Overnight Mail Services: 1

Recreation: baseball fields: 6 tennis courts: 8 swimming pools: 2

golf courses: 0 bike paths: 1 soccer fields: 4

skating rinks: 1 movie theaters: 1 outdoor movies: 0

recreation center: 1 number of parks: 4 other: 0

Area Attractions/Distance: Golf course, 11 m.; Boating, Water Recreation, fishing, 42 m.; Fishing, hunting, camping, 45 m.

Cultural Attractions: Library, museum, Rawlins Playmakers Theater Group, Frontier Prison, Carbon County Fair Rodeo, Rawlins Recreation Center

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	3,308	na	na	$ na	na	na	na
Mobile Home	na	na	na	$ na	na	na	na
Multi Family	686	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other ____	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific P and L Contact: na Telephone # na

Maximum generating capacity: na peak load: na Loop System: Yes - No -

Industrial rates: $0.032 per kilowatt hour

Natural Gas: Suppliers: Northern Gas Contact: na Telephone # na

Maximum capacity: 5 M (mcf) peak demand: 3.7 M (mcf)

Rating: 85,000 Btu/cf

Industrial rates: $3.83 MCF

Water: Supplier: City of Rawlins Contact: na Telephone # na

Maximum daily capacity: 3.5 M (GD-Gallons/Day) Peak daily demand: 5 M (GD)

Excess capacity available: Yes X No ____ Residual Pressure: na

Loop System: Yes - No - Industrial rates: $3.00/1000 GPD Tap Fees: $1000 + $120 for meter

Sewer: Treatment plant: na Tap Fees: $750

Present load: na (GD) Capacity: 2.87 M (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: US 287; I-80 Nearest Interstate adjacent miles

Railroad: Union Pacific

Trucking Firms/distance to nearest terminal Neuman Transit, Smith Transfer, local

Airport: Rawlins Airport

Runway Length: 7,700 feet Type of Surface: asphalt

Lights: Yes X No ____ Tower: Yes X No ____

Instrument Landing System: Yes X No ____

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ____ No X

Parcel Service: U. P. S. Distance to Terminal: local

Bus Service: Greyhound

Public Transportation: Senior Center Bus

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 60

Total work force: 7,057 - County Average unemployment rate: 10.1% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	15	91	0
Mining	27	466	688
Construction	47	343	394
Manufacturing	25	512	458
Trans. Comm. & Utilities	43	306	542
Wholesale Trade	30	154	449
Retail Trade	148	1,324	165
Finance, Insurance, Real Estate	38	196	359
Services	149	1,800	306
Public Administration	28	647	347

Major Industry/Resources:

Major Employers	Product	No. Employees
Carbon County School District #1	Education	313
Carbon County School District #2	Education	330
Union Pacific Railroad	Rail Service	350
Memorial Hospital	Health	300
WY State Penitentiary	Prison	285
Sinclair Oil Refinery	Petroleum	276

INDUSTRIAL PROPERTIES

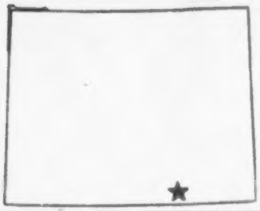
Local Contact	Telephone No.
Carbon County Economic Development Corporation	328-2651

LOCAL CONTACT

Carbon County Economic Development Corp.
Attn: Susan Grafton
Suite 320, Carbon Building
Rawlins, WY 82301

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425



RIVERSIDE, WYOMING
1989
COMMUNITY PROFILE

HISTORY The town of Riverside was established in the mid-1800s when a man named Dogget founded a way-station to offer supplies to trappers and trade items to Indians. That way-station was situated in approximately the same spot where the Mangy Moose Saloon sits now. As time passed, the way-station developed into a settlement and was called the Dogget Townsite Company. This townsite occupied the four blocks that are now the center of Riverside.

LOCATION

Major Cities/Distance

Denver 245 Salt Lake City 250 Phoenix 2,075 Seattle 1,300

San Francisco 1,250 Chicago 1,262 Dallas 1,042 New York 2,097

POPULATION

	CITY	COUNTY
1980	55	21,896
1985	70	17,950
1989	93	16,902

CLIMATE

Temperature: Annual Average 42.2 Monthly Average (January) 22.1 (July) 67.1

Precipitation: Annual Average 17.3" Humidity: Annual Average ______

Annual Average Rainfall 17.3" Annual Average Snowfall 55%

Sunshine Days: 219 Average Growing Season: 89 days

Elevation: 7,137 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime X Volunteer na

Fire Department: Fulltime na Volunteer X Insurance Rating: 9

911: Yes X No ______ Building Codes: yes

Planning Commission: Yes X No ______ Business License Required: Yes ______ No X

Zoning Regulations: Yes X No ______ Industrial Plan Approval: Yes ______ No X

TAXES
(Local)

Assessed Valuation: City: $148,447 County: $301,367,153

Tax Levy (mills) City: 8.00 County: 31.22 Schools: 31.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record aftar two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#Schools	0	0	0	0	0
T-P Ratio	na	na	na	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 0 Total Volumes: 0

Day Care Centers: 0

Churches: Catholic: 0 Protestant: 0 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 2 Total rooms: 15

RV Parks: 1 Total Spaces: 40

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 0

Ambulance Service: Yes: X No:

Communications: Newspapers: 2 Daily: 1 Weekly: 1

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U. S. West

Post Offices: 0 Class: na Overnight Mail Services: 0

Recreation: baseball fields: 0 tennis courts: 0 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 1 other: 0

Area Attractions/Distance: Sierra Madre Mountain Range & Medicine Bow National Forest for hunting, camping, hiking, fishing, cross country skiing - 18 miles

Cultural Attractions: Park, Tourist Information Center, Woodchoppers Jamboree, Sierra Madre Winter Carnival

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	55	45	10	$ 60,000	na	na	na
Mobile Home	9	na	na	$ na	na	na	na
Multi Family	na	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other ______	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Carbon P and L Contact: na Telephone # 327-5260

Maximum generating capacity: unlimited peak load: na Loop System: Yes - No -

Industrial rates: multiple options - readily available

Natural Gas: Suppliers: Propane and Butane Contact: Butane Power & Equip Telephone # 324-3516

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: na

Water: Supplier: - Private wells Contact: na Telephone # na

Maximum daily capacity: na (GD-Gallons/Day) Peak daily demand: na (GD)

Excess capacity available: Yes - No - Residual Pressure: na

Loop System: Yes - No - Industrial rates: na Tap Fees: na

Sewer: Treatment plant: Lagoon System Tap Fees: $1000

Present load: na (GD) Capacity: na (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: WY 230, 70 Nearest Interstate 38 miles

Railroad: none

Trucking Firms/distance to nearest terminal Rawlins, 58m.; Laramie, 90m.

Airport: none

Runway Length: none Type of Surface: none

Lights: Yes ____ No X Tower: Yes ____ No X

Instrument Landing System: Yes ____ No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ____ No X

Parcel Service: U. P. S. Distance to Terminal: 58 mi

Bus Service: none

Public Transportation: Senior Center Bus

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 60

Total work force: 7,057 - County Average unemployment rate: 10.1% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	15	91	0
Mining	27	466	688
Construction	47	343	394
Manufacturing	25	512	458
Trans. Comm. & Utilities	43	306	542
Wholesale Trade	30	154	449
Retail Trade	148	1,324	165
Finance, Insurance, Real Estate	38	196	359
Services	149	1,800	306
Public Administration	28	647	347

Major Industry/Resources:

Major Employers	Product	No. Employees
School District #2	Education	-
Hanna Mines	Coal	-
Forest Service	Forest Management	-
Ranching	Cattle	-
10 local retail businesses	Miscellaneous	-
Hammer Lumber Mill	Lumber	-
L.P. Lumber Mill	Lumber	-

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Carbon County Economic Development Corporation	328-2651

LOCAL CONTACT

Carbon County Economic Development Corp.
Attn: Susan Grafton
Suite 320, Carbon Building
Rawlins, WY 82301

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425

RIVERTON, WYOMING
1989
COMMUNITY PROFILE

HISTORY

Riverton was founded in 1906 during the land rush to settle acreage withdrawn from the Wind River Indian Reservation. Totally insular within the Reservation, our history blends the cultures of the Arapahoe and Shoshone Tribes with the pioneer spirit of the homesteaders. As a young community, Riverton still features the "can do" spirit of our forefathers. Historically, Riverton has functioned as an airport hub for West-Central Wyoming and the is the crossroads of our area. From the 1838 Rendevous our area has come to be recognized for its excellent location.

LOCATION

Major Cities/Distance

Denver 406 Salt Lake City 350 Phoenix 1,049 Seattle 1,060

San Francisco 1,102 Chicago 1,207 Dallas 1,156 New York 1,865

POPULATION

	CITY	COUNTY
1980	9,918	38,992
1985	9,212	34,120
1989	9,935	36,798

CLIMATE

Temperature: Annual Average na Monthly Average (January) 9.6 (July) 68.8

Precipitation: Annual Average 6.86" Humidity: Annual Average na

Annual Average Rainfall 6.86" Annual Average Snowfall 53.5"

Sunshine Days: 347 Average Growing Season: 139 days

Elevation: 4,956 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 27 Volunteer na

Fire Department: Fulltime 0 Volunteer 46 Insurance Rating: 5

911: Yes X No ___ Building Codes: UBC

Planning Commission: Yes X No ___ Business License Required: Yes ___ No X

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes X No ___

TAXES
(Local)

Assessed Valuation: City: $27,376,684 County: $405,692,320

Tax Levy (mills) City: 15.27 County: 27.86 Schools: 33.25

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 3%

TAXES
(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#Schools	4	1	1	1	0
T-P Ratio	14:1	14:1	14:1	14:1	na

Vocational Schools: 2

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 2 Total Volumes: 83,000

Day Care Centers: 15

Churches: Catholic: 2 Protestant: 22 Jewish: 0 Other: 2

Commercial: Shopping Centers: 2

Hotel/Motels: 15 Total rooms: 498

RV Parks: 3 Total Spaces: 48

Conventions Facilities: 3 Capacity: 619

Medical Facilities: Hospitals: 1 Beds: 70

Nursing Homes: 1 Total Rooms: 90

Doctors: 22 Dentists: 11

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 1 Weekly: 0

Radio Stations: AM: 1 FM: 2 Public: 1

Cable TV: Yes: X No:

Telephone Service Provider: Mountain Bell

Post Offices: 1 Class: na Overnight Mail Services: 2

Recreation: baseball fields: 4 tennis courts: 5 swimming pools: 3

golf courses: 1 bike paths: 1 soccer fields: 4

skating rinks: 1 movie theaters: 2 outdoor movies: 0

recreation center: 0 number of parks: 9 other: 0

Area Attractions/Distance: Wind River Indian Reservation, Fremont County Fair & Rodeo, Riverton Rendezvous, Wild West Winter Carnival, Stock Car Racing

Cultural Attractions: Riverton Museum, Central Wyoming College Fine Arts Center

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	3,409	na	na	$ na	na	na	na
Mobile Home	405	na	na	$ na	na	na	na
Multi Family	213	na	na	$ na	na	na	na
Senior Housing	87	na	na	$ na	na	na	na
Other ________	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific Power Contact: na Telephone # (307) 856-2235

Maximum generating capacity: na peak load: na Loop System: Yes - No -

Industrial rates: $9.00 for 10kw or less; .50/kw-10kw

Natural Gas: Suppliers: Northern Utilities Contact: na Telephone # (307) 856-9221

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: 300 MCF $4.45 per 1,000 MCF

Water: Supplier: City of Riverton Contact: na Telephone # (307) 856-2227

Maximum daily capacity: na (GD-Gallons/Day) Peak daily demand: na (GD)

Excess capacity available: Yes X No ____ Residual Pressure: na

Loop System: Yes - No - Industrial rates: $13.05/10,000 gallons; $1.30/1,000-10,000 Tap Fees: $2,422 for 1" meter

Sewer: Treatment plant: City of Riverton Tap Fees: $609.23

Present load: 2.45 M (GD) Capacity: 4.9 M (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: US 26; WY 789 Nearest Interstate 149 miles

Railroad: Bad Water Line

Trucking Firms/distance to nearest terminal North Park Trans; Big WY Trucking; Osborne Trucking; Transystems; LL Smith Trucking; Bonneville Transloaders (all located in Riverton)

Airport: Riverton Regional Airport

Runway Length: 8,200 feet Type of Surface: asphalt

Lights: Yes X No ____ Tower: Yes ____ No X

Instrument Landing System: Yes X No ____

Airlines serving area: Continental Express

Daily Flights: yes

Fixed Base Operators/Air Taxi: Yes X No ____

Parcel Service: U. P. S. Distance to Terminal: 3

Bus Service: Powder River Bus Tours

Public Transportation: none

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 70

Total work force: 4,372   Average unemployment rate: 6.4%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	-	6,511	212
Mining	-	675	575
Construction	-	690	373
Manufacturing	-	790	307
Trans. Comm. & Utilities	-	891	436
Wholesale Trade	-	431	348
Retail Trade	-	2,946	184
Finance, Insurance, Real Estate	-	503	310
Services	-	-	-
Public Administration	-	934	280

Major Industry/Resources:

Major Employers	Product	No. Employees
D.H. Print	Dot Matrix Printers	225
School District #25	Education	400
Bonneville Transloaders	Transportation	150
Central Wyoming College	Education	171
Riverton Hospital	Health	168
Smith Food King	Food Items	95

INDUSTRIAL PROPERTIES

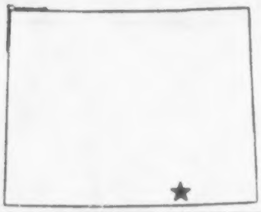
Local Contact	Telephone No.
Marie Burkhalter, City of Riverton	856-2227

LOCAL CONTACT

Marie Burkhalter
City of Riverton
Box 1700
Riverton, WY 82501

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425



SARATOGA, WYOMING
1989
COMMUNITY PROFILE

HISTORY

Saratoga is built on the banks of the North Platte River, a nationally designated "blue ribbon trout stream." The town is located on what was originally a homestead filed by William Cadwell in 1877. The community was originally called "Warm Springs" for the hot mineral springs which bubble up at several locations near the river. In 1884, however, the town was renamed Saratoga after the famed spa in Saratoga, New York.

LOCATION

Major Cities/Distance

Denver 230 Salt Lake City 330 Phoenix 2,060 Seattle 676
San Francisco 1,089 Chicago 1,247 Dallas 1,027 New York 2,082

POPULATION

	CITY	COUNTY
1980	2,410	21,896
1985	2,118	17,950
1989	2,094	17,744

CLIMATE

Temperature: Annual Average 42.2 Monthly Average (January) 20.9 (July) 65.1
Precipitation: Annual Average 9.29" Humidity: Annual Average
Annual Average Rainfall 9.29" Annual Average Snowfall 63.5"
Sunshine Days: 219 Average Growing Season: 100 days
Elevation: 6,785 Feet

GOVERNMENT

Type: Mayor - Council
Police Department: Fulltime na Volunteer na
Fire Department: Fulltime na Volunteer na Insurance Rating: 8
911: Yes - No - Building Codes: na
Planning Commission: Yes X No Business License Required: Yes - No -
Zoning Regulations: Yes X No Industrial Plan Approval: Yes No X

TAXES
(Local)

Assessed Valuation: City: $4,593,014 County: $301,367,153
Tax Levy (mills) City: 8.00 County: 31.22 Schools: 31.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#Schools	1	1	1	0	0
T-P Ratio	17:1	14:1	8:1	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462   U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 5,000

Day Care Centers: 1

Churches: Catholic: 2 Protestant: 5 Jewish: 0 Other: 0

Commercial: Shopping Centers: 1

Hotel/Motels: 8 Total rooms: 360

RV Parks: 1 Total Spaces: 36

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 1 Total Rooms: 20

Doctors: 2 Dentists: 3

Ambulance Service: Yes: X No:

Communications: Newspapers: 3 Daily: 2 Weekly: 1

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U. S. West

Post Offices: 1 Class: Second Overnight Mail Services: 1

Recreation: baseball fields: 5 tennis courts: 3 swimming pools: 2

golf courses: 2 bike paths: 0 soccer fields: 2

skating rinks: 2 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 5 other: 0

Area Attractions/Distance: Hobo Pool, Hiking, Hunting, fishing, floating, camping, boating, swimming, all within 20 minutes; Medicine Bow and Snowy Range National Forests

Cultural Attractions: Parks, hot springs, library, historic Hotel Wolf, fishing derby, cutting horse race, chatauqua, dinner theater

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	919	na	na	$ na	na	na	na
Mobile Home	na	na	na	$ na	na	na	na
Multi Family	150	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Carbon P and L Contact: na Telephone # na

Maximum generating capacity: unlimited peak load: na Loop System: Yes - No -

Industrial rates: multiple options - readily available

Natural Gas: Suppliers: Northern Gas Contact: na Telephone # na

Maximum capacity: 6-7 M (mcf) peak demand: 3 M (mcf)

Rating: 85,000 Btu/cf

Industrial rates: .35 CCF

Water: Supplier: Town of Saratoga Contact: na Telephone # na

Maximum daily capacity: na (GD-Gallons/Day) Peak daily demand: 1.2 M (GD)

Excess capacity available: Yes ____ No X Residual Pressure: na

Loop System: Yes - No - Industrial rates: na Tap Fees: $1000

Sewer: Treatment plant: na Tap Fees: $1000

Present load: 200,000 (GD) Capacity: 700,000 TGD (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: WY 130, 230 Nearest Interstate 20 miles

Railroad: Western Railway

Trucking Firms/distance to nearest terminal Neuman Transit, Smith Transfer - 42m.

Airport: Shively Field

Runway Length: 8,400 feet Type of Surface: non-pourus overlay

Lights: Yes X No ____ Tower: Yes ____ No X

Instrument Landing System: Yes ____ No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ____ No X

Parcel Service: U. P. S. Distance to Terminal: 42 m.

Bus Service: none

Public Transportation: none

Express Service: none

LABOR ANALYSIS

Radius of labor drawing area (miles): 42

Total work force: 7,057 - County Average unemployment rate: 10.1% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	15	91	0
Mining	27	466	688
Construction	47	343	394
Manufacturing	25	512	458
Trans. Comm. & Utilities	43	306	542
Wholesale Trade	30	154	449
Retail Trade	148	1,324	165
Finance, Insurance, Real Estate	38	196	359
Services	149	1,800	306
Public Administration	28	647	347

Major Industry/Resources:

Major Employers	Product	No. Employees
School District #2	Education	330
Louisiana Pacific	Lumber	68
Jack Alexander, Ltd.	Furniture	12
Valley Super Market	Food Items	18
25 local retail businesses	Miscellaneous	-
Old Baldy Club	Recreation	-

INDUSTRIAL PROPERTIES

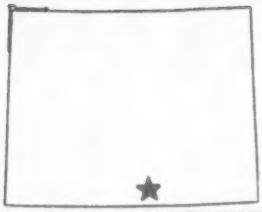
Local Contact	Telephone No.
Carbon County Economic Development Corporation	328-2651

LOCAL CONTACT

Carbon County Economic Development Corp.
Attn: Susan Grafton
Suite 320, Carbon Building
Rawlins, WY 82301

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425



SINCLAIR , WYOMING
1989
COMMUNITY PROFILE

HISTORY

The Sinclair townsite was developed in early 1922 when the Producers and Refiners Corporation, with important oil field holdings in Carbon and Sweetwater Counties, started construction of the oil refinery and town at a cost of $18,000,000. The location undoubtedly was influenced by its proximity to the oil fields, an abundant supply of water from the nearby Platte River and ready access to excellent rail and highway routes.

LOCATION

Major Cities/Distance

Denver 244 Salt Lake City 356 Phoenix 2,026 Seattle 1,200
San Francisco 1,054 Chicago 1,261 Dallas 1,041 New York 2,096

POPULATION

	CITY	COUNTY
1980	586	21,896
1985	521	17,950
1989	522	16,902

CLIMATE

Temperature: Annual Average 42.2 Monthly Average (January) 18.4 (July) 67.6
Precipitation: Annual Average 9.06" Humidity: Annual Average ____
Annual Average Rainfall 9.06" Annual Average Snowfall 54.8"
Sunshine Days: 219 Average Growing Season: 100 days
Elevation: 6,592 Feet

GOVERNMENT

Type: Mayor - Council
Police Department: Fulltime 0 Volunteer 0
Fire Department: Fulltime 0 Volunteer 17 Insurance Rating: 7
911: Yes X No ____ Building Codes: yes
Planning Commission: Yes X No ____ Business License Required: Yes - No -
Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes ____ No X

TAXES
(Local)

Assessed Valuation: City: $4,220,744 County: $301,367,153
Tax Levy (mills) City: 8.00 County: 31.22 Schools: 34.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#Schools	1	0	0	0	0
T-P Ratio	22:1	na	na	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 6,000

Day Care Centers: 0

Churches: Catholic: 0 Protestant: 1 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 1 Total rooms: 65

RV Parks: 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 0

Ambulance Service: Yes: X No:

Communications: Newspapers: 3 Daily: 2 Weekly: 1

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U. S. West

Post Offices: 1 Class: Third Overnight Mail Services: 1

Recreation: baseball fields: 1 tennis courts: 1 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 1 movie theaters: 1 outdoor movies: 1

recreation center: 1 number of parks: 2 other: 0

Area Attractions/Distance: Movies, bowling, swimming, rec. center, play/concerts, 6 m.; fishing, boating, water sports, 15 m.; golf, 7 m.

Cultural Attractions: Parco Hotel, park, golf course, Seminoe Reservoir

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	211	na	na	$ na	na	na	na
Mobile Home	2	na	na	$ na	na	na	na
Multi Family	na	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific P and L Contact: na Telephone # 324-2761

Maximum generating capacity: na peak load: na Loop System: Yes - No -

Industrial rates: na

Natural Gas: Suppliers: Northern Gas Contact: na Telephone # 324-2723

Maximum capacity: 5 M (mcf) peak demand: 3.7 M (mcf)

Rating: 85,000 Btu/cf

Industrial rates: $3.83 MCF

Water: Supplier: Town of Sinclair Contact: na Telephone # 324-3058

Maximum daily capacity: 2.5 M (GD-Gallons/Day) Peak daily demand: 2.5 M (GD)

Excess capacity available: Yes X No ___ Residual Pressure: na

Loop System: Yes - No - Industrial rates: na Tap Fees: $1500

Sewer: Treatment plant: na Tap Fees: $500

Present load: na (GD) Capacity: na (GD)

Solid Waste Disposal Available: Yes X No ___

TRANSPORTATION

Major Highways: I-80 Nearest Interstate 1 miles

Railroad: Union Pacific

Trucking Firms/distance to nearest terminal Neuman Transit, Smith Transfer - 6m.

Airport: none

Runway Length: na Type of Surface: na

Lights: Yes ___ No X Tower: Yes ___ No X

Instrument Landing System: Yes X No ___

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ___ No X

Parcel Service: U. P. S. Distance to Terminal: 6 m.

Bus Service: none

Public Transportation: none

Express Service: none

LABOR ANALYSIS

Radius of labor drawing area (miles): 60

Total work force: 7,057 - County Average unemployment rate: 10.1% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	15	91	0
Mining	27	466	688
Construction	47	343	394
Manufacturing	25	512	458
Trans. Comm. & Utilities	43	306	542
Wholesale Trade	30	154	449
Retail Trade	148	1,324	165
Finance, Insurance, Real Estate	38	196	359
Services	149	1,800	306
Public Administration	28	647	347

Major Industry/Resources:

Major Employers	Product	No. Employees
Sinclair Oil Corporation	Oil	220
10 local retail businesses	Miscellaneous	-

INDUSTRIAL PROPERTIES

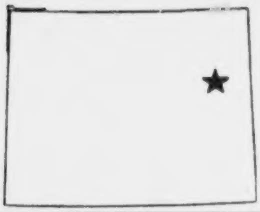
Local Contact	Telephone No.
Carbon County Economic Development Corporation	328-2651

LOCAL CONTACT

Carbon County Economic Development Corp.
Attn: Susan Grafton
Suite 320, Carbon Building
Rawlins, WY 82301

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425



UPTON, WYOMING
1989
COMMUNITY PROFILE

HISTORY

LOCATION

Major Cities/Distance

Denver 371 Salt Lake City 570 Phoenix 1,203 Seattle 1,097

San Francisco 1,220 Chicago 980 Dallas 1,202 New York 1,568

POPULATION

	CITY	COUNTY
1980	1,193	7,106
1985	1,273	7,576
1989	1,212	7,212

CLIMATE

Temperature: Annual Average na Monthly Average (January) 21.0 (July) 71.1

Precipitation: Annual Average 15.0" Humidity: Annual Average 45%

Annual Average Rainfall 15.0" Annual Average Snowfall 45.0"

Sunshine Days: 360 Average Growing Season: 137 days

Elevation: 4,367 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 3 Volunteer 0

Fire Department: Fulltime 0 Volunteer 30 Insurance Rating: 6

911: Yes X No ____ Building Codes: yes

Planning Commission: Yes X No ____ Business License Required: Yes ____ No X

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No ____

TAXES
(Local)

Assessed Valuation: City: $2,536,865 County: $65,973,478

Tax Levy (mills) City: 68.647 County: 60.647 Schools: na

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#Schools	1	1	1	0	0
T-P Ratio	12:1	10:1	10:1	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 9,100

Day Care Centers: 0

Churches: Catholic: 1 Protestant: 5 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 2 Total rooms: 34

RV Parks: 1 Total Spaces: 5

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 3 Dentists: 2

Ambulance Service: Yes: X No:

Communications: Newspapers: 2 Daily: 1 Weekly: 1

Radio Stations: AM: 1 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: First Overnight Mail Services: 2

Recreation: baseball fields: 1 tennis courts: 2 swimming pools: 1

golf courses: 1 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 1 number of parks: 1 other: 0

Area Attractions/Distance: Devils Tower; Keyhole Lake; Black Hills National Forest; Jewel Cave; Custer State Park; Mount Rushmore; Crazy Horse Memorial

Cultural Attractions: Whoop-Up Canyon

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	1,646	na	na	$ na	na	na	na
Mobile Home	233	na	na	$ na	na	na	na
Multi Family	573	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	n	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Black Hills P and L Contact: Same Telephone # 468-2409

Maximum generating capacity: unlimited peak load: unlimited Loop System: Yes - No -

Industrial rates: na

Natural Gas: Suppliers: McCullough Contact: Petrolane Telephone # na

Maximum capacity: na (mcf) peak demand: 1.648 M (mcf)

Rating: 11.76 Btu/cf

Industrial rates: na

Water: Supplier: City of Upton Contact: City Telephone # 468-2241

Maximum daily capacity: .520 M (GD-Gallons/Day) Peak daily demand: .672 M (GD)

Excess capacity available: Yes X No ____ Residual Pressure: na

Loop System: Yes - No - Industrial rates: na Tap Fees: $400 plus meter

Sewer: Treatment plant: Lagoon Tap Fees: $400

Present load: na (GD) Capacity: na (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: US 16; WY 116 Nearest Interstate 20 miles

Railroad: Burlington Northern

Trucking Firms/distance to nearest terminal Dixon Brothers; Johnston Fuel Lines; Osage Hot Oil Co.; Patton Trucking; Ross Transfer

Airport:

Runway Length: 3,700 feet Type of Surface: shale

Lights: Yes X No ____ Tower: Yes ____ No X

Instrument Landing System: Yes ____ No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ____ No X

Parcel Service: U.P.S. Distance to Terminal: 47

Bus Service: Powder River Transportation

Public Transportation: none

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 38

Total work force: 3,364 Average unemployment rate: 6.2%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	5	15	150.13
Mining	38	448	444.99
Construction	29	106	358.68
Manufacturing	19	205	433.03
Trans. Comm. & Utilities	28	216	453.94
Wholesale Trade	9	26	393.36
Retail Trade	52	372	182.37
Finance, Insurance, Real Estate	10	63	339.92
Services	61	592	299.09
Public Administration	17	162	294.63

Major Industry/Resources:

Major Employers	Product	No. Employees
Wyoming Refinery	Gas/Oil/Diesel	100
Pope and Talbot	Lumber	120
Dixon Brothers	Trucking	155
Updike Brothers	Oil Field Service	150
Weston County Hospital	Health	95
School District #1	Education	163

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Diane Giffen	746-2705

LOCAL CONTACT

Weston County Economic Development
211 South Seneca
P.O. Box 7
Newcastle, WY 82701

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425

WHEATLAND, WYOMING
1989
COMMUNITY PROFILE

HISTORY

LOCATION

Major Cities/Distance

Denver 250 Salt Lake City 394 Phoenix 1,042 Seattle 1,557

San Francisco 1,205 Chicago 896 Dallas 1,031 New York 1,871

POPULATION

	CITY	COUNTY
1980	5,816	11,975
1985	4,177	8,595
1989	4,704	9,600

CLIMATE

Temperature: Annual Average 50.9 Monthly Average (January) 30.7 (July) 72.6

Precipitation: Annual Average 9.50" Humidity: Annual Average na

Annual Average Rainfall 9.50" Annual Average Snowfall 38.0"

Sunshine Days: 286 Average Growing Season: 180 days

Elevation: 4,638 Feet

GOVERNMENT

Type: Municipality

Police Department: Fulltime 10 Volunteer 0

Fire Department: Fulltime 0 Volunteer 35 Insurance Rating: 4

911: Yes X No ___ Building Codes: na

Planning Commission: Yes X No ___ Business License Required: Yes ___ No X

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes X No ___

TAXES
(Local)

Assessed Valuation: City: $8,139,811 County: $93,435,013

Tax Levy (mills) City: 8.00 County: 12.00 Schools: 44.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 3%

TAXES

(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#Schools	2	1	1	0	0
T-P Ratio	14:1	14:1	14:1	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 50,000

Day Care Centers: 3

Churches: Catholic: 1 Protestant: 13 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 7 Total rooms: 200

RV Parks: 2 Total Spaces: 27

Conventions Facilities: 1 Capacity: 100

Medical Facilities: Hospitals: 1 Beds: 43

Nursing Homes: 1 Total Rooms: 42

Doctors: 6 Dentists: 2

Ambulance Service: Yes: X No:

Communications: Newspapers: 2 Daily: 0 Weekly: 2

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: First Overnight Mail Services: 1

Recreation: baseball fields: 4 tennis courts: 4 swimming pools: 1

golf courses: 1 bike paths: 0 soccer fields: 1

skating rinks: 0 movie theaters: 1 outdoor movies: 0

recreation center: 1 number of parks: 4 other: 0

Area Attractions/Distance: Oregon Trail Ruts and Register Cliff, 24 m.; Sybille Game Refuge 24 m.; Laramie Peak mountain range, 15 m.; Glendo State Park, 31 mi.; Guernsey State Park, 24 m.; Grayrocks Reservoir, 15 m.; Diamond Guest Ranch, 42 m.

Cultural Attractions: Platte County Players (theatre group)

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	1,620	1,604	16	$ 42,500	94	90	4
Mobile Home	247	223	78	$ 16,00	13	8	5
Multi Family	120	0	120	$ 250/mo.	30	0	30
Senior Housing	45	0	45	$ HUD Sec. 8	0	0	0
Other Potential	150	0	150	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Town of Wheatland Contact: City Hall Telephone # 332-2962

Maximum generating capacity: na peak load: 5,418 Loop System: Yes - No -

Industrial rates: first 350 kwh $35, remainder per usage

Natural Gas: Suppliers: KN Energy Contact: Wheatland Office Telephone # 322-3893

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: na

Water: Supplier: Town of Wheatland Contact: City Hall Telephone # 322-2962

Maximum daily capacity: 5 M (GD-Gallons/Day) Peak daily demand: 3.5 M (GD)

Excess capacity available: Yes X No ____ Residual Pressure: na

Loop System: Yes - No - Industrial rates: na Tap Fees: $350 for ¾" $600 for 1"

Sewer: Treatment plant: Lagoon Tap Fees: $750

Present load: .300 M (GD) Capacity: .500 M (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: I-25 Nearest Interstate 1 miles

Railroad: Burlington Northern Colorado and Southern

Trucking Firms/distance to nearest terminal Lock Trucking, 1m.; Rumsey Trucking, 1m.

Airport: Wheatland Municipal Airport

Runway Length: 4,775 feet Type of Surface: asphalt

Lights: Yes X No ____ Tower: Yes ____ No X

Instrument Landing System: Yes ____ No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ____ No X

Parcel Service: UPS Distance to Terminal: 70 mi.

Bus Service: Powder River Transportation

Public Transportation: none

Express Service: Federal Express; UPS Overnight

LABOR ANALYSIS

Radius of labor drawing area (miles): 30

Total work force: 4,722 Average unemployment rate: 5.4%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	284	2,762	327
Mining	4	115	562
Construction	30	135	360
Manufacturing	8	32	328
Trans. Comm. & Utilities	29	533	622
Wholesale Trade	13	63	295
Retail Trade	82	646	146
Finance, Insurance, Real Estate	17	79	357
Services	80	881	266
Public Administration	6	153	254

Major Industry/Resources:

Major Employers	Product	No. Employees
Basin Electric	Electricity Generation	350
Platte County School District	Education	264
Platte County Memorial Hospital	Health	130
Basin Engineering	White Dolomite	35
C.H. Brown Company	Farm Implements	30
Lock Trucking	Transportation	30

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Barry Cook, Town Clerk	322-2962

LOCAL CONTACT

Platte County Chamber of Commerce
P.O. Box 427
Wheatland, WY 82201

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425

WORLAND, WYOMING
1989
COMMUNITY PROFILE

HISTORY

LOCATION

Major Cities/Distance

Denver 440 Salt Lake City 398 Phoenix 1,133 Seattle 956

San Francisco 1,167 Chicago 1,174 Dallas 1,234 New York 2,002

POPULATION

	CITY	COUNTY
1980	6,391	9,496
1985	6,619	9,835
1989	6,789	10,088

CLIMATE

Temperature: Annual Average 44.3 Monthly Average (January) 14.8 (July) 72.1

Precipitation: Annual Average 7.51" Humidity: Annual Average 50%

Annual Average Rainfall 7.51" Annual Average Snowfall 28.0"

Sunshine Days: 320 Average Growing Season: 131 days

Elevation: 4,061 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime na Volunteer na

Fire Department: Fulltime 0 Volunteer 28 Insurance Rating: 5

911: Yes - No - Building Codes: na

Planning Commission: Yes X No ___ Business License Required: Yes - No -

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes X No ___

TAXES
(Local)

Assessed Valuation: City: $16,500,000 County: $66,000,000

Tax Levy (mills) City: 5.00 County: 68.37 Schools: 25.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 3%

TAXES

(State)

Worker's Compensation: Costs vary from 0.11% to 3.80%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,300 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
#.Schools	3	1	1	0	1
T-P Ratio	22:1	18:1	16:1	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 65,000

Day Care Centers: 4

Churches: Catholic: 1 Protestant: 24 Jewish: 0 Other: 0

Commercial: Shopping Centers: 2

Hotel/Motels: 7 Total rooms: 173

RV Parks: 1 Total Spaces: 62

Conventions Facilities: 1 Capacity: 300

Medical Facilities: Hospitals: 1 Beds: 36

Nursing Homes: 1 Total Rooms: na

Doctors: 8 Dentists: 6

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 1 Weekly: 0

Radio Stations: AM: 1 FM: 1 Public: 1

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: First Overnight Mail Services: 2

Recreation: baseball fields: 1 tennis courts: 4 swimming pools: 1

golf courses: 1 bike paths: 0 soccer fields: 3

skating rinks: 2 movie theaters: 1 outdoor movies: 0

recreation center: 0 number of parks: 9 other: 1

Area Attractions/Distance: Big Horn National Forest, 30 m.; Hot Springs State Park, 35 m.; Yellowstone National Park, 143 m.; Big Horn Canyon National Recreation Area, 75 m.; High Park Ski Area, 50 m.

Cultural Attractions: Washakie County Museum; Ten Sleep 4th of July; D[illegible]d Worland Days

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	3,421	2,532	646	$ na	243	na	na
Mobile Home	589	402	112	$ na	75	na	na
Multi Family	641	117	420	$ na	102	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific P and L Contact: na Telephone # na

Maximum generating capacity: 17.400 KVA peak load: 10.000 KVA Loop System: Yes - No -

Industrial rates: na

Natural Gas: Suppliers: NGP, WB Pipeline Contact: na Telephone # na

Maximum capacity: 50 (mcf) peak demand: 6 (mcf)

Rating: 85,000 Btu/cf

Industrial rates: $4.86/mcf

Water: Supplier: City of Worland Contact: na Telephone # na

Maximum daily capacity: 12 M (GD-Gallons/Day) Peak daily demand: 3 M (GD)

Excess capacity available: Yes X No Residual Pressure: na

Loop System: Yes - No - Industrial rates: $1.00/thousand gal Tap Fees: 1"-$625, 2"-$1,700, 4"-$3,500

Sewer: Treatment plant: Aerated Lagoon Tap Fees: $75-100

Present load: 1.12 M (GD) Capacity: 1.95 M (GD)

Solid Waste Disposal Available: Yes X No

TRANSPORTATION

Major Highways: US 16, 20 Nearest Interstate 90 miles

Railroad: Burlington Northern

Trucking Firms/distance to nearest terminal Rolling Hills Trucking, Edson Express, North Park Transportation, Key Trucking, Gene Reichert Trucking, Swing Trucking (all local)

Airport: Worland Municipal

Runway Length: 7,004 feet Type of Surface: asphalt

Lights: Yes X No Tower: Yes No X

Instrument Landing System: Yes X No

Airlines serving area: Mesa Airlines

Daily Flights: yes

Fixed Base Operators/Air Taxi: Yes X No

Parcel Service: U.P.S. Distance to Terminal: local

Bus Service: Cody Bus Line

Public Transportation: Senior Citizens Bus

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 20

Total work force: 4,832 Average unemployment rate: 9.9%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	-	-	-
Mining	34	151	463
Construction	34	147	377
Manufacturing	13	453	495
Trans. Comm. & Utilities	33	218	468
Wholesale Trade	29	136	331
Retail Trade	76	479	189
Finance, Insurance, Real Estate	20	131	334
Services	85	785	301
Public Administration	21	249	324

Major Industry/Resources:

Major Employers	Product	No. Employees
Fremont Beverages	Soft Drinks	130
Crown Cork and Seal	Metal Cans	115
Holly Sugar	Sugar	60

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Mark E. Reid	347-2486

LOCAL CONTACT

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425

AFTON , WYOMING
1990
COMMUNITY PROFILE

HISTORY

Afton was founded in 1880 by Charles Craizier, appointed by the LDS church to preside over the area. In 1889, some sixty families lived in the Afton Townsite. On April 17, 1901, Afton's citizens voted to incorporate.

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LOCATION

Major Cities/Distance

Denver 526 Salt Lake City 210 Phoenix 880 Seattle 852

San Francisco 962 Chicago 1,147 Dallas 1,311 New York 2,260

POPULATION

	CITY	COUNTY
1980	1,451	12,177
1985	1,526	14,975
1989	1,500	14,361

CLIMATE

Temperature: Annual Average 37.6 Monthly Average (January) 13 (July) 64

Precipitation: Annual Average 17.93" Humidity: Annual Average 60%

Annual Average Rainfall 12" Annual Average Snowfall 50"

Sunshine Days: 260 Average Growing Season: 60 days

Elevation: 6,200 Feet

GOVERNMENT

Type: Mayor/Council

Police Department: Fulltime 4 Volunteer na

Fire Department: Fulltime X Volunteer na Insurance Rating: 7

911: Yes X No ___ Building Codes: UBC

Planning Commission: Yes X No ___ Business License Required: Yes ___ No X

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes ___ No X

TAXES
(Local)

Assessed Valuation: City: 4,207,286 County: 282,637,084

Tax Levy (mills) City: 0 County: 11.477 Schools: 25+5.223

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	4	1	1	0	0
T-P Ratio	1:18	1:16	1:16	na	na

Vocational Schools: H.S. Shop; IBM Business Dept; Computer-aided drafting

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 25,567

Day Care Centers: 1 Senior Centers: 1

Churches: Catholic: 1 Protestant: 3 Jewish: 0 Other: 10

Commercial: Shopping Centers: 0

Hotel/Motels: 4 Total rooms: 135

RV Parks: 1 Total Spaces: na

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 1 Beds: 15

Nursing Homes: 0 Total Rooms: 0

Doctors: 3 Dentists: 4

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: na Weekly: 1

Radio Stations: AM: 1 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U. S. West

Post Offices: 1 Class: 1st Overnight Mail Services: X

Recreation: baseball fields: 2 tennis courts: 3 swimming pools: 1

golf courses: 1 bike paths: 0 soccer fields: 3

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 2 other: 2

Area Attractions/Distance: Intermittent Spring; Auburn Hot Springs; Fossil Butte National Monument - 90 miles; Sublette Meadows Nat'l Wetland - 45 miles; Yellowstone Nat'l Park - 117 miles; Elk Feeding Grounds - 30 miles

Cultural Attractions: County Fair; Cutter Races; Art Shows; Fly-ins

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	429	na	na	$ 50,000	na	na	na
Mobile Home	33	na	na	$ na	na	na	na
Multi Family	30	na	na	$ na	na	na	na
Senior Housing	0	na	na	$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Lower Valley P&L Contact: na Telephone # 886-3175

Maximum generating capacity: 160MW peak load: 100MW Loop System: Yes X No ____

Industrial rates: demand charge =$5.73/KW; energy =$0.35/KWY for first 30,000, $0.02805/KWH over 30,000 KWH

Natural Gas: Suppliers: propane Contact: Vangas Telephone # 886-9068

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: na Btu/cf

Industrial rates: na

Water: Supplier: Municipal Contact: na Telephone # 886-9831

Maximum daily capacity: 4.8M (GD-Gallons/Day) Peak daily demand: 3.5M (GD)

Excess capacity available: Yes X No ____ Residual Pressure: 45 psi

Loop System: Yes X No ____ Industrial rates: $25/quarter Y Tap Fees: ¾"=$500; 1 ½"=$2,000

Sewer: Treatment plant: Municipal Tap Fees: na

Present load: .25M (GD) Capacity: .35M (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: WY 89; U. S. 45 Nearest Interstate 105 miles

Railroad: na

Trucking Firms/distance to nearest terminal Valley Cargo; Consolidated; WY Express

Airport: Afton Airport

Runway Length: 4,650' Type of Surface: asphalt

Lights: Yes X No ____ Tower: Yes ____ No X

Instrument Landing System: Yes ____ No X

Airlines serving area: Charter -Star Valley Aviation

Daily Flights: None

Fixed Base Operators/Air Taxi: Yes X No ____

Parcel Service: UPS Distance to Terminal: na

Bus Service: No

Public Transportation: Senior Citizen and Handicapped

Express Service: na

LABOR ANALYSIS

Radius of labor drawing area (miles): 100 miles - Countywide

Total work force: 5,193 - County Average unemployment rate: 8-10% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees		Average Weekly Wage
Agriculture, Forestry & Fisheries	NA	900+	$	NA
Mining	23	546	$	801
Construction	63	331	$	430
Manufacturing	31	514	$	422
Trans. Comm. & Utilities	29	467	$	600
Wholesale Trade	25	55	$	399
Retail Trade	101	665	$	164
Finance, Insurance, Real Estate	27	134	$	348
Services	107	1,129	$	285
Public Administration	25	317	$	315

Major Industry/Resources

Major Employers	Product	No. Employees
Freedom Arms	Guns	80
Star Valley Cheese	Cheese	72
Tricon Timber/Cogen.	Lumber; elec.	100
LVP&L	Elec. Service	40
Christen Industries	Aircraft	65
Maverik Corp.	Gas/Conv. Chain	20

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Mayor Kelly Booth	(307) 886-9831

LOCAL CONTACT

Roy Brenning, Town Clerk
P. O. Box 310
Afton, WY 83110
(307) 886-9831

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

ALPINE , WYOMING
1990
COMMUNITY PROFILE

HISTORY

Alpine was first settled in 1888 and was located in Idaho. In 1959 the 1.25M acre feet Palisades Reservoir was completed and the rising waters forced the relocation of Alpine to its present location. A portion of the community voted to incorporate in 1988. Alpine is located at the northern end of Star Valley in Lincoln County.

LOCATION

Major Cities/Distance

Denver 556 Salt Lake City 185 Phoenix 910 Seattle 825
San Francisco 962 Chicago 1,477 Dallas 1,341 New York 2,290

POPULATION

	CITY	COUNTY
1980	na	12,177
1985	na	14,975
1989	225	14,361

CLIMATE

Temperature: Annual Average 37.6 Monthly Average (January) 13.0 (July) 64.0
Precipitation: Annual Average 17.93" Humidity: Annual Average 60%
Annual Average Rainfall 12" Annual Average Snowfall 50"
Sunshine Days: 260 Average Growing Season: 60 days
Elevation: 5,700 Feet

GOVERNMENT

Type: Mayor/Council
Police Department: Fulltime 0 Volunteer Sheriff
Fire Department: Fulltime 0 Volunteer X Insurance Rating: 8
911: Yes X No ____ Building Codes: yes
Planning Commission: Yes X No ____ Business License Required: Yes X No ____
Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No ____

TAXES
(Local)

Assessed Valuation: City: 673,207 County: 282,637,084
Tax Levy (mills) City: 8.000 County: 9.080 Schools: 5.223

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	4	1	1	0	0
T-P Ratio	1:18	1:16	1:16	na	na

Vocational Schools: H.S. Shop; IBM business dept; computer-aided drafting

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 0 Total Volumes: na

Day Care Centers: 0 Senior Centers: 0

Churches: Catholic: 0 Protestant: 0 Jewish: 0 Other: 1

Commercial: Shopping Centers: 0

Hotel/Motels: 5 Total rooms: 129

RV Parks: 1 Total Spaces: 66

Conventions Facilities: 1 Capacity: 275

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: na Dentists: na

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: na Weekly: 1

Radio Stations: AM: 1 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: Silver Star

Post Offices: 1 Class: Overnight Mail Services: na

Recreation: baseball fields: 1 tennis courts: 1 swimming pools: 1

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 0 other: na

Area Attractions/Distance: Elk Feeding Grounds; Palisades Reservoir; Snake River (Whitewater); Yellowstone National Park, 90 mi; Teton National Park, 75 mi; Intermitten Spring, 30 mi; Auburn Hot Spring, 30 mi; Fossil Butte, 120 mi; Sublette Meadow Wetland, 75 mi.

Cultural Attractions: Art Shows; Concerts; Octoberfest; Annual Car Show; Snowmobile Drag Races (WRSSA) and Poker Run; WinterFest

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	na	na	na	$ 55,000	na	na	na
Mobile Home	na	na	na	$ na	na	na	na
Multi Family	na	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other na	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Lower Valley P&L Contact: na Telephone # 886-3175

Maximum generating capacity: 160MW peak load: 100MW Loop System: Yes X No ____

Industrial rates: Demand Charge=$5.73/kw; Energy Charge=$0.035KWH for first 30,000, $0.02805/KWH over 30,000

Natural Gas: Suppliers: na/propane Contact: Vangas Telephone # 886-9068

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: na Btu/cf

Industrial rates: na

Water: Supplier: Municipal Contact: na Telephone # 654-7591

Maximum daily capacity: 2M (GD-Gallons/Day) Peak daily demand: 1.5M (GD)

Excess capacity available: Yes X No ____ Residual Pressure: na

Loop System: Yes X No ____ Industrial rates: $48/quarter to 60,000 gals; $0.80/1,000 gal surchrg June-Sept Tap Fees: ¾"=$750; 1"=1,000

Sewer: Treatment plant: Septic Systems Only Tap Fees: na

Present load: na (GD) Capacity: na (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: WY 89; US 30, 75 mi Nearest Interstate 75 miles

Railroad: na

Trucking Firms/distance to nearest terminal Valley Cargo; Consolidated; WY Express

Airport: Alpine Airport

Runway Length: 5,800' Type of Surface: asphalt

Lights: Yes X No ____ Tower: Yes ____ No X

Instrument Landing System: Yes X No ____

Airlines serving area: Star Valley Aviation - Charter Service

Daily Flights: None

Fixed Base Operators/Air Taxi: Yes X No ____

Parcel Service: UPS Distance to Terminal: na

Bus Service: no

Public Transportation: Senior Citizen and Handicapped

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 100 miles - Countywide

Total work force: 5,193 Average unemployment rate: 8-10%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	NA	900+	$ NA
Mining	23	546	$ 801
Construction	63	331	$ 430
Manufacturing	31	514	$ 422
Trans. Comm. & Utilities	29	467	$ 600
Wholesale Trade	25	55	$ 399
Retail Trade	101	665	$ 164
Finance, Insurance, Real Estate	27	134	$ 348
Services	107	1,129	$ 285
Public Administration	25	317	$ 315

Major Industry/Resources

Major Employers	Product	No. Employees
Caribou Four Corners	Gas/Conv. Chain	20
Freedom Arms	Guns	80
Star Valley Cheese	Cheese	72
Tricon Timber/Cogen.	Lumber/Elec.	100
LVP&L	Elec. Service	40
Christen Industries	Aircraft	65

INDUSTRIAL PROPERTIES

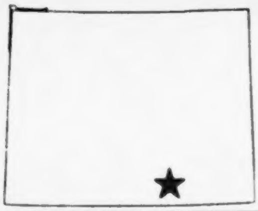
Local Contact	Telephone No.
Hoffman and Associates Realtors	654-7592

LOCAL CONTACT

Mayor Don Wooden
Alpine Town Hall
Alpine, WY 83128
654-7591 or 7592

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840



BAGGS , WYOMING
1990
COMMUNITY PROFILE

HISTORY

The beautiful and scenic Little Snake River Valley where Baggs is located lies along the Wyoming-Colorado border in southern Carbon County. The Valley, whose economy is based on agriculture and the energy industry, is a place where tourists can revisit the "Old West." The town was established by Maggie and George Baggs in the early 1870s. They brought the first cattle into the Baggs area, down the River west of the present town of Baggs. The first area post office was established in Baggs in 1879, and the town was incorporated in 1910. Baggs served as a rendezvous point for Butch Cassidy's gang after several train robberies.

LOCATION

Major Cities/Distance

Denver 266 Salt Lake City 300 Phoenix 2,045 Seattle 1,000

San Francisco 1,032 Chicago 1,342 Dallas 1,122 New York 2,177

POPULATION

	CITY	COUNTY
1980	433	21,896
1985	377	17,950
1989	247	16,902

CLIMATE

Temperature: Annual Average 42.2 Monthly Average (January) 35.8° (July) 65.6

Precipitation: Annual Average 4.94" Humidity: Annual Average 60%

Annual Average Rainfall 4.94" Annual Average Snowfall [illegible]

Sunshine Days: 219 Average Growing Season: 100 days

Elevation: 6,245 Feet

GOVERNMENT

Type: Mayor-Council

Police Department: Fulltime 1 Volunteer 0

Fire Department: Fulltime 0 Volunteer 6 Insurance Rating: 8

911: Yes X No ____ Building Codes: Yes

Planning Commission: Yes X No ____ Business License Required: Yes ____ No X

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes ____ No X

TAXES
(Local)

Assessed Valuation: City: $650,047 County: $301,367,153

Tax Levy (mills) City: 13.62 County: 31.22 Schools: 34.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	comb w/HS	comb w/JHS	0	0
T-P Ratio	1:22	1:19	1:19	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 1,200

Day Care Centers: 0 Senior Centers: 0

Churches: Catholic: 1 Protestant: 1 Jewish: 0 Other: 2

Commercial: Shopping Centers: 0

Hotel/Motels: 2 Total rooms: 52

RV Parks: 1 Total Spaces: 20

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 1 Dentists: 0

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 1 Weekly: 0

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: Valley Telephone Co.

Post Offices: 1 Class: Third Overnight Mail Services: 1

Recreation: baseball fields: 1 tennis courts: 1 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 1 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 1 other: 0

Area Attractions/Distance: Movies, bowling, skating, swimming, golf, 45 m., excellent hunting & fishing

Cultural Attractions: Library, park, dude ranching, bed & breakfast facilities, Bank Bar Club (National Historic Site), Butch Cassidy's cabins, and the Historic Episcopal Church

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	59	39	20	$ na	8	2	6
Mobile Home	71	44	27	$ na	9	2	7
Multi Family	12	4	8	$ na	3	0	3
Senior Housing	0	0	0	$ na	0	0	0
Other			0	$ na			

UTILITIES

Electricity: Suppliers: Yampa Valley Contact: Robert Estey Telephone # 824-6593

Maximum generating capacity: 2250 KVA peak load: 1800KW Loop System: Yes ____ No X

Industrial rates: $7.30 per KW Energy Charge .04215 per KWH

Natural Gas: Suppliers: Mountain Fuel Contact: Jeanette Schultz Telephone # 800-231-8874

Maximum capacity: unlimited (mcf) peak demand: 23,000CF/HR (mcf)

Rating: 85,000 Btu/cf

Industrial rates: $2.99 per decatherm

Water: Supplier: Town of Baggs Contact: Town hall Telephone # 383-7335

Maximum daily capacity: 144,000 (GD-Gallons/Day) Peak daily demand: 60,000 (GD)

Excess capacity available: Yes X No ____ Residual Pressure: 64 psi

Loop System: Yes X No ____ Industrial rates: None Tap Fees: $900

Sewer: Treatment plant: 3 cell aerated lagoon system Tap Fees: $500

Present load: 15,000 (GD) Capacity: For 750 pop (GD) using 1/3 capacity now

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: WY 789, 70 Nearest Interstate 50 miles

Railroad: none

Trucking Firms/distance to nearest terminal Craig, CO, 49 m.

Airport: Dixon Airport - 6 miles

Runway Length: na Type of Surface: na

Lights: Yes ____ No X Tower: Yes ____ No X

Instrument Landing System: Yes ____ No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ____ No X

Parcel Service: U. P. S. Distance to Terminal: local

Bus Service: none

Public Transportation: none

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 70

Total work force: 7,057 - County Average unemployment rate: 10.1% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	15	91	$ 0
Mining	27	466	$ 688
Construction	47	343	$ 394
Manufacturing	25	512	$ 458
Trans. Comm. & Utilities	43	306	$ 542
Wholesale Trade	30	154	$ 449
Retail Trade	148	1,324	$ 165
Finance, Insurance, Real Estate	38	196	$ 359
Services	149	1,800	$ 306
Public Administration	28	647	$ 347

Major Industry/Resources

Major Employers	Product	No. Employees
33 Ranches	Cattle/Sheep	-
Fourteen local retail businesses	Miscellaneous	48
School District #1 (local school)	Education	34

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Carbon County Economic Development Corporation	328-2651

LOCAL CONTACT

Carbon County Economic Development Corp.
Attn: Susan Grafton
Suite 320, Carbon Building
Rawlins, WY 82301
(307) 328-2659

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

BASIN , WYOMING
1990
COMMUNITY PROFILE

HISTORY

The town of "Basin City" was founded in 1896 by Winfield S. Collins expressly to be the county seat of newly created Big Horn County. The town grew fast in its first years. It was incorporated in 1902 and "City" was dropped from the name by the government. Basin is the center for one of the richest irrigated farming areas in the state. This community is one of the pioneers in the entire northwwest in the use of natural gas for heating and lighting. The petroleum natural gas resources of the area remain important.

LOCATION

Major Cities/Distance

Denver 471 Salt Lake City 432 Phoenix 1,083 Seattle 1,002

San Francisco 1,190 Chicago 1,279 Dallas 1,245 New York 2,007

POPULATION

	CITY	COUNTY
1980	1,349	11,896
1985	1,272	11,256
1989	1,264	11,189

CLIMATE

Temperature: Annual Average na Monthly Average (January) 12.0 (July) 71.2

Precipitation: Annual Average 6.67" Humidity: Annual Average 50%

Annual Average Rainfall 6.67" Annual Average Snowfall 17.3

Sunshine Days: na Average Growing Season: 157 days

Elevation: 3,880 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 3 Volunteer 0

Fire Department: Fulltime 0 Volunteer 20 Insurance Rating: 6

911: Yes X No - Building Codes: yes

Planning Commission: Yes X No ___ Business License Required: Yes - No X

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes X No ___

TAXES
(Local)

Assessed Valuation: City: $2,578,612 County: $101,272,893

Tax Levy (mills) City: .093 County: na Schools: .025

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 3%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	1	1	0	0
T-P Ratio	1:23	1:23	1:23	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 65,000

Day Care Centers: 0 Senior Centers: 0

Churches: Catholic: 1 Protestant: 3 Jewish: 0 Other: 1

Commercial: Shopping Centers: 0

Hotel/Motels: 1 Total rooms: 7

RV Parks: 1 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 1 Beds: 28

Nursing Homes: 2 Total Rooms: 152 beds

Doctors: 1 Dentists: 1

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: Second Overnight Mail Services: 1

Recreation: baseball fields: 2 tennis courts: 1 swimming pools: 1

golf courses: 1 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 1

recreation center: 0 number of parks: 1 other: 0

Area Attractions/Distance: Cloud Peak Wilderness, Big Horn National Forest, Antelope Butte Ski Lodge, Big Horn County Fair

Cultural Attractions: parks

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	3,219	na	na	$ na	na	na	na
Mobile Home	775	na	na	$ na	na	na	na
Multi Family	331	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other ______	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Rocky Mt. Generation Contact: na Telephone # na

Maximum generating capacity: na peak load: 2,500 KW Loop System: Yes - No -

Industrial rates: na

Natural Gas: Suppliers: WY Gas Company Contact: na Telephone # na

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: na

Water: Supplier: Town of Basin Contact: Mike Dellos Telephone # 568-3333

Maximum daily capacity: 1.5 M (GD-Gallons/Day) Peak daily demand: 2.4 M (GD)

Excess capacity available: Yes X No ____ Residual Pressure: 60 pounds

Loop System: Yes - No - Industrial rates: None Tap Fees: $125

Sewer: Treatment plant: Lagoon Tap Fees: $125

Present load: .45 M (GD) Capacity: 2 M (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: US 14, 16, 20 Nearest Interstate 195 miles

Railroad: Burlington Northern

Trucking Firms/distance to nearest terminal none

Airport: none

Runway Length: na Type of Surface: na

Lights: Yes ____ No X Tower: Yes ____ No X

Instrument Landing System: Yes ____ No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ____ No X

Parcel Service: UPS Distance to Terminal: na

Bus Service: Cody Bus Line

Public Transportation: none

Express Service: none

LABOR ANALYSIS

Radius of labor drawing area (miles): na

Total work force: na Average unemployment rate: na

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries			$
Mining	-	-	$ -
Construction	-	-	$ -
Manufacturing	-	-	$ -
Trans. Comm. & Utilities	-	-	$ -
Wholesale Trade	-	-	$ -
Retail Trade	-	-	$ -
Finance, Insurance, Real Estate	-	-	$ -
Services	-	-	$ -
Public Administration	-	-	$ -

Major Industry/Resources

Major Employers	Product	No. Employees

INDUSTRIAL PROPERTIES

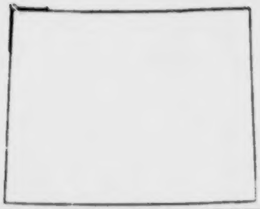
Local Contact	Telephone No.

LOCAL CONTACT

City Clerk
Town of Basin
P.O. Box 599
Basin, WY 82410
(307) 568-3331

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840



BIG PINEY , WYOMING
1990
COMMUNITY PROFILE

HISTORY

na

LOCATION

Major Cities/Distance

Denver 510 Salt Lake City 200 Phoenix 848 Seattle 1,036

San Francisco 952 Chicago 1,456 Dallas 1,279 New York 2,228

POPULATION

	CITY	COUNTY
1980	520	4,548
1985	600	7,080
1989	480	4,558

CLIMATE

Temperature: Annual Average 34 Monthly Average (January) 8 (July) 60

Precipitation: Annual Average 40" Humidity: Annual Average 50%

Annual Average Rainfall na Annual Average Snowfall 40"

Sunshine Days: 75% Average Growing Season: 40-60

Elevation: 6,798 Feet

GOVERNMENT

Type: Mayor-Council

Police Department: Fulltime 0 Volunteer sheriff

Fire Department: Fulltime 0 Volunteer X Insurance Rating: na

911: Yes X No -   Building Codes: na

Planning Commission: Yes - No X   Business License Required: Yes X No -

Zoning Regulations: Yes X No -   Industrial Plan Approval: Yes - No X

TAXES
(Local)

Assessed Valuation: City: na County: na

Tax Levy (mills) City: na County: na Schools: ______

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 3%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	1-Middle School	1	0	0
T-P Ratio	na	na	na	na	

Vocational Schools: na

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462   U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: na

Day Care Centers: 1 Senior Centers: 1

Churches: Catholic: 1 Protestant: 3 Jewish: 0 Other: 2

Commercial: Shopping Centers: 0

Hotel/Motels: 2 Total rooms: na

RV Parks: 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 2 Total Rooms: 1

Doctors: X Dentists:

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 0 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: Pacific Telecom

Post Offices: 1 Class: na Overnight Mail Services: no

Recreation: baseball fields: 3 tennis courts: 0 swimming pools: 1

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 1 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 0 other: na

Area Attractions/Distance: Movie Theater - 2 mi.; Golf Course - 34 mi.; Rodeo Grounds/County Park - 3 mi.; Jackson Hole - 90 mi.

Cultural Attractions: na

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	na	na	na	$ na	na	na	na
Mobile Home	na	na	na	$ na	na	na	na
Multi Family	na	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Utah Power and Light Contact: na Telephone # 877-9061

Maximum generating capacity: 735MW peak load: 5 MW Loop System: Yes X No

Industrial rates: Contact Utah P&L

Natural Gas: Suppliers: Mountain Fuel Contact: na Telephone # 362-5691

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: varies Btu/cf

Industrial rates: na

Water: Supplier: Town of Big Piney Contact: na Telephone # 276-3554

Maximum daily capacity: na (GD-Gallons/Day) Peak daily demand: na (GD)

Excess capacity available: Yes No Residual Pressure:

Loop System: Yes - No - Industrial rates: Tap Fees: $750 domestic; $875 com.

Sewer: Treatment plant: Town of Big Piney Tap Fees: $500/$625

Present load: na (GD) Capacity: na (GD)

Solid Waste Disposal Available: Yes X No -

TRANSPORTATION

Major Highways: U.S. 189 Nearest Interstate 110 mi. miles

Railroad: 200 miles

Trucking Firms/distance to nearest terminal na

Airport: Jackson - 90 mi.; Rock Springs 110 mi.; Salt Lake City - 200 mi.

Runway Length: na Type of Surface: na

Lights: Yes - No X Tower: Yes - No X

Instrument Landing System: Yes - No X

Airlines serving area: None

Daily Flights: No

Fixed Base Operators/Air Taxi: Yes na No na

Parcel Service: na Distance to Terminal:

Bus Service: na

Public Transportation: na

Express Service: na

LABOR ANALYSIS

Radius of labor drawing area (miles): na

Total work force: na Average unemployment rate: na

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees		Average Weekly Wage
Agriculture, Forestry & Fisheries	na	na	$	na
Mining			$	
Construction			$	
Manufacturing			$	
Trans. Comm. & Utilities			$	
Wholesale Trade			$	
Retail Trade			$	
Finance, Insurance, Real Estate			$	
Services			$	
Public Administration			$	

Major Industry/Resources

Major Employers	Product	No. Employees
na	na	na

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
na	na

LOCAL CONTACT

Flora Miley, Mayor
P.O. Box 70
Big Piney, WY 83113
(307) 276-3554

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

Update 1/90

BUFFALO , WYOMING
1990
COMMUNITY PROFILE

HISTORY

LOCATION

Major Cities/Distance

Denver 390 Salt Lake City 512 Phoenix 1,232 Seattle 990

San Francisco 1,250 Chicago 1,104 Dallas 1,172 New York 1,915

POPULATION

	CITY	COUNTY
1980	3,799	6,700
1985	3,689	6,507
1989	3,642	6,423

CLIMATE

Temperature: Annual Average 48.4 Monthly Average (January) 27.6 (July) 69.3

Precipitation: Annual Average 13.54" Humidity: Annual Average 48%

Annual Average Rainfall 13.54" Annual Average Snowfall 44"

Sunshine Days: 252 Average Growing Season: 115 days

Elevation: 4,645 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime X Volunteer 0

Fire Department: Fulltime 0 Volunteer X Insurance Rating: 7

911: Yes X No ____ Building Codes: yes

Planning Commission: Yes X No ____ Business License Required: Yes ____ No X

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes ____ No X

TAXES
(Local)

Assessed Valuation: City: $10,254,364 County: $90,824,801

Tax Levy (mills) City: 67.19 County: 60.02 Schools: 6.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	1	1	0	0
T-P Ratio	1:12	1:11	1:10	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 20,000

Day Care Centers: 2 Senior Centers: 1

Churches: Catholic: 1 Protestant: 14 Jewish: 0 Other: 3

Commercial: Shopping Centers: 0

Hotel/Motels: 13 Total rooms: 324

RV Parks: 3 Total Spaces: 189

Conventions Facilities: 1 Capacity: 300-400

Medical Facilities: Hospitals: 1 Beds: 29

Nursing Homes: 1 Total Rooms: 54 beds

Doctors: 3 Dentists: 3

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: First Overnight Mail Services: 1

Recreation: baseball fields: 4 tennis courts: 4 swimming pools: 2

golf courses: 1 bike paths: 1 soccer fields: 4

skating rinks: 1 movie theaters: 0 outdoor movies: 0

recreation center: 1 number of parks: 2 other: 0

Area Attractions/Distance: Downhill Skiing, 46 m.; Mountain Experiences, 3 m.; Lake DeSmet, 10 m.; Fort Phil Kearney, 13 m.; TA Ranch, 15 m.; Carousel; 8.5 mile Clear Creek Walking Trail

Cultural Attractions: Theatre - Music Group; Arts Council/Basque Festival

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	2,090	1,426	664	$ 50,000	1284	0	1,284
Mobile Home	na	na	na	$ na	na	na	na
Multi Family	46	0	46	$ 250/mo	46	0	46
Senior Housing	35	0	35	$ na	50	0	50
Other ______	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific Power Contact: Jon McDowell Telephone # 684-7311

Maximum generating capacity: 12 MW peak load: na Loop System: Yes - No X

Industrial rates: Over 10KW = $8 basic charge + $.5/KW for each KW - 10

Natural Gas: Suppliers: MDU Contact: Mickey Schultz Telephone # 684-7552

Maximum capacity: unlimited (mcf) peak demand: unlimited (mcf)

Rating: 85,000 Btu/cf

Industrial rates: $115 base rate + $3,367/decatherm @ 14.73 PSIA

Water: Supplier: City of Buffalo Contact: Ken Gross Telephone # 685-7552

Maximum daily capacity: 5.8 million (GD-Gallons/Day) Peak daily demand: 2.8 million (GD)

Excess capacity available: Yes X No ____ Residual Pressure: 65 psi

Loop System: Yes X No ____ Industrial rates: over 70,000 gallons: ss per 1,000 Tap Fees: .75"/$500 to 6" $30,000

Sewer: Treatment plant: Aerated Lagoon System Tap Fees: at connectors expense

Present load: 1 M (GD) Capacity: 2 M (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: US 16, I-25, I-90 Nearest Interstate adjacent miles

Railroad: none

Trucking Firms/distance to nearest terminal North Park Trans, 110m.; Edson Express, 110m.; Trade Street Enterprises

Airport: Johnson County Airport

Runway Length: 6,158 feet Type of Surface: asphalt

Lights: Yes ____ No X Tower: Yes ____ No X

Instrument Landing System: Yes ____ No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes X No ____

Parcel Service: U. P. S., Post Office Distance to Terminal: local

Bus Service: Powder River Transportation

Public Transportation: none

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 70

Total work force: 3,600 Average unemployment rate: 4.5%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	na	na	$ na
Mining	20	254	$ 440
Construction	27	88	$ 328
Manufacturing	12	49	$ 225
Trans. Comm. & Utilities	19	173	$ 371
Wholesale Trade	10	21	$ 317
Retail Trade	64	420	$ 156
Finance, Insurance, Real Estate	17	87	$ 394
Services	73	674	$ 283
Public Administration	16	124	$ 287

Major Industry/Resources

Major Employers	Product	No. Employees
Cross Roads Inn	Service	55
Stafford Well Service	Oil Service	47
Veterans Home of WY	Health	39
Johnson County School District	Education	206
JC Memorial Hospital	Health	126
Johnson County	Government	58

INDUSTRIAL PROPERTIES

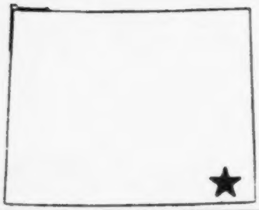
Local Contact	Telephone No.

LOCAL CONTACT

Executive Director
Big Horns Economic Development Inc.
P.O. Box 124
Buffalo, WY 82834
(307) 684-5566

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840



CHEYENNE , WYOMING
1990
COMMUNITY PROFILE

HISTORY

Cheyenne had its beginnings in 1867 when the Union Pacific Railroad crossed the high plains enroute to the West Coast. The city that sprang up in the railroad's path was named for an Indian tribe that roamed the area. The establishment of Fort D.A. Russell and the booming livestock industry helped Cheyenne grow as the cultural and trading center of the West. Eastern capitalists and foreign nobility invested heavily in Wyoming cattle, at one time making Cheyenne the wealthiest per capita city in the world. While still retaining its frontier charm, Cheyenne is a progressive community with a high quality of life that makes it an excellent place to live and do business.

LOCATION

Major Cities/Distance

Denver	100	Salt Lake City	436	Phoenix	941	Seattle	1,245
San Francisco	1,192	Chicago	981	Dallas	861	New York	1,754

POPULATION

	CITY	COUNTY
1980	47,283	68,649
1985	50,960	71,293
1989	52,468	72,343

CLIMATE

Temperature: Annual Average 45.1 Monthly Average (January) 25.9 (July) 67.8

Precipitation: Annual Average 14.62" Humidity: Annual Average 54%

Annual Average Rainfall 14.62" Annual Average Snowfall 51.6"

Sunshine Days: 235 Average Growing Season: 132 days

Elevation: 6,062 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 75 Volunteer 32

Fire Department: Fulltime 87 Volunteer 250 Insurance Rating: 3

911: Yes X No ____ Building Codes: UBC

Planning Commission: Yes X No ____ Business License Required: Yes ____ No X

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No ____

TAXES
(Local)

Assessed Valuation: City: $144,926,940 County: $242,073,360

Tax Levy (mills) City: 8.00 County: 13.00 Schools: 18.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	27	3	3	1	5
T-P Ratio	1:24	1:19	1:19	na	na

Vocational Schools: 1

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 2 Total Volumes: 208,812

Day Care Centers: 20 Senior Centers: 1

Churches: Catholic: 4 Protestant: 71 Jewish: 1 Other: 8

Commercial: Shopping Centers: 9

Hotel/Motels: 28 Total rooms: 1,964

RV Parks: 7 Total Spaces: 326

Conventions Facilities: 4 Capacity: 1,500

Medical Facilities: Hospitals: 4 Beds: 400+

Nursing Homes: 3 Total Rooms: 276

Doctors: 110 Dentists: 37

Ambulance Service: Yes: X No:

Communications: Newspapers: 2 Daily: 2 Weekly: 1

Radio Stations: AM: 4 FM: 3 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 6 Class: na Overnight Mail Services: 2

Recreation: baseball fields: 22 tennis courts: 11 swimming pools: 3

golf courses: 2 bike paths: many soccer fields: 5

skating rinks: na movie theaters: 10 outdoor movies: 0

recreation center: 2 number of parks: 14 other: basketball

Area Attractions/Distance: Curt Gowdy State Park, 25m.; Happy Jack Recreation Area, 30m.; Vedauwoo Recreation Area, 30m.; Snowy Range Mountains and Snowy Range Ski Area, 70m.; Cheyenne Frontier Days

Cultural Attractions: Cheyenne Little Theater, Community Concerts, State Museum, Old West Museum, State Capitol, Historic Governor's Mansion, Union Pacific Depot, Botanical Gardens

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	na	na	na	$ 66,300	708	666	na
Mobile Home	na	na	na	$ 284/mo.	19	na	na
Multi Family	na	na	na	$ 379/mo.	174	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Cheyenne Light F & P Contact: Jack Carrocia Telephone # 638-3361

Maximum generating capacity: unlimited peak load: 108MW Loop System: Yes X No

Industrial rates: Svc. chg. $65/mo.; demand 7.76KW Energy Chg .0002299/KWN

Natural Gas: Suppliers: Cheyenne Light F & P Contact: Jack Carrocia Telephone # 638-3361

Maximum capacity: unlimited (mcf) peak demand: 52,000 (mcf)

Rating: 85,000 Btu/cf

Industrial rates: Svc. chg. 6.38/mo; commodity 3.0770/mcf

Water: Supplier: City of Cheyenne Contact: Herman Noe Telephone # 637-6460

Maximum daily capacity: 37M (GD-Gallons/Day) Peak daily demand: 36 M (GD)

Excess capacity available: Yes X No Residual Pressure: 75-130 psi

Loop System: Yes X No Industrial rates: $1.46/1000 gal.; 250,000+ Tap Fees: 2,500+

Sewer: Treatment plant: 2 Tap Fees: incl. above

Present load: 75M (GD) Capacity: 12.0M (GD)

Solid Waste Disposal Available: Yes X No

TRANSPORTATION

Major Highways: US 30, 85, 87; I-25, I-80 Nearest Interstate Adjacent miles

Railroad: Union Pacific and Burlington Northern

Trucking Firms/distance to nearest terminal 20 motor carriers companies with 11 general commodity motor freight terminals serving area

Airport: Cheyenne Municipal Airport

Runway Length: 4999, 6691, 9200 Type of Surface: concrete

Lights: Yes X No Tower: Yes X No

Instrument Landing System: Yes X No

Airlines serving area: Continental Express

Daily Flights: yes

Fixed Base Operators/Air Taxi: Yes X No

Parcel Service: U.P.S. Distance to Terminal: local

Bus Service: Greyhound, Powder River

Public Transportation: Taxi; senior citizens bus

Express Service: UPS; Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 50 mi.

Total work force: 35,168 Average unemployment rate: 5.6%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	43	270	$ 212
Mining	13	148	$ 547
Construction	265	2,536	$ 462
Manufacturing	48	1,293	$ 434
Trans. Comm. & Utilities	103	2,416	$ 547
Wholesale Trade	142	847	$ 356
Retail Trade	419	6,462	$ 198
Finance, Insurance, Real Estate	205	1,917	$ 367
Services	687	8,538	$ 325
Public Administration	66	3,053	$ 419

Major Industry/Resources

Major Employers	Product	No. Employees
F.E. Warren AFB	Military	4,825
State of Wyoming	Government	3,090
Federal Government	Government	2,480
Laramie Co. School Dist. #1	Education	1,532
Union Pacific Railroad	Railroad	800
City of Cheyenne	Government	460
U.S. West Communications	Telephone	460

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Jack Crews, President, Cheyenne LEADS	(307) 638-6000

LOCAL CONTACT

Cheyenne LEADS or
Cheyenne Chamber of Commerce
P.O. Box 1147
Cheyenne, Wyoming 82003
(307) 638-3388

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

Update 1/90

CHUGWATER , WYOMING
1990
COMMUNITY PROFILE

HISTORY

Indians stampeded buffalo across the plains to charge over bluffs, and the shaggy beasts crashed with a "chug" to their deaths near and in the water below. The stream was called "Chug Water." The first permanent white men to settle the valley were ranchers. Headquarters for the massive holdings of the Swan Land and Cattle Company were located on Chugwater Creek in 1883. This ranch, a stage station, post office and the railroad all helped determine the location of Chugwater. It was first platted on the east side of the railroad tracks in 1887. This failed and the town was replatted in 1911 on the west side of the tracks as it is today.

LOCATION

Major Cities/Distance

Danver 150 Salt Lake City 486 Phoenix 991 Seattle 1,295
San Francisco 1,242 Chicago 1,218 Dallas 931 New York 1,961

POPULATION

	CITY	COUNTY
1980	280	11,974
1985	282	9,898
1989	282	9,787

CLIMATE

Temperature: Annual Average 46.7 Monthly Average (January) 27.2 (July) 69.4
Precipitation: Annual Average 15.50 Humidity: Annual Average 55.0%
Annual Average Rainfall 15.50" Annual Average Snowfall 64.5"
Sunshine Days: 235 Average Growing Season: 100 days
Elevation: 5,288 Feet

GOVERNMENT

Type: Mayor/Council
Police Department: Fulltime 1 Volunteer 0
Fire Department: Fulltime 0 Volunteer 18 Insurance Rating: na
911: Yes ____ No X Building Codes: No
Planning Commission: Yes X No ____ Business License Required: Yes ____ No X
Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No ____

TAXES
(Local)

Assessed Valuation: City: $528,930 County: $111,499,155
Tax Levy (mills) City: 66.576 County: 12.000 Schools: 25.000

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 3%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	1	1	0	0
T-P Ratio	1:15	1:4	1:4	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: na

Day Care Centers: 1 Senior Centers: 0

Churches: Catholic: 1 Protestant: 2 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 0 Total rooms: 0

RV Parks: 2 Total Spaces: 30

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 0

Ambulance Service: Yes: X No: -

Communications: Newspapers: 1 mthly Daily: na Weekly: na

Radio Stations: AM: 0 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: Chugwater Telephone Co.

Post Offices: 1 Class: na Overnight Mail Services: na

Recreation: baseball fields: 1 tennis courts: 1 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 1 number of parks: 2 other: 0

Area Attractions/Distance: Chugwater Chili-off (June 16, 1990); Chugwater Museum

Cultural Attractions: Diamond Guess Ranch; McDonald Ranch; Swan Land and Cattle Co.; Foss Ranch; State Coach Stop; Slater School

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	75	70	5	$ na	7	7	0
Mobile Home	10	10	0	$ na	3	3	0
Multi Family	1	na	1	$ na	0	0	0
Senior Housing	na	na	na	$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Wheatland REA Contact: Chuck White Telephone # 322-2125

Maximum generating capacity: na peak load: na Loop System: Yes X No -

Industrial rates: .0875/KWH

Natural Gas: Suppliers: None Contact: na Telephone # na

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: na

Water: Supplier: Municipal Contact: Town Telephone # 422-3493

Maximum daily capacity: 360,000 (GD-Gallons/Day) Peak daily demand: 360,000 (GD)

Excess capacity available: Yes X No - Residual Pressure: na

Loop System: Yes - No - Industrial rates: No Tap Fees: None

Sewer: Treatment plant: Surge Lagoon System Tap Fees: None

Present load: na (GD) Capacity: na (GD)

Solid Waste Disposal Available: Yes X No

TRANSPORTATION

Major Highways: U. S. 30; WY 313; I-80; I-25 Nearest Interstate adjacent miles

Railroad: Burlington Northern

Trucking Firms/distance to nearest terminal na

Airport: Wheatland - 25 miles

Runway Length: 4,775' Type of Surface: asphalt

Lights: Yes X No - Tower: Yes - No X

Instrument Landing System: Yes - No X

Airlines serving area: None

Daily Flights: - X

Fixed Base Operators/Air Taxi: Yes - No X

Parcel Service: UPS Distance to Terminal: 45 mi

Bus Service: Powder River Bus Service

Public Transportation: None

Express Service: na

LABOR ANALYSIS

Radius of labor drawing area (miles): 60 miles

Total work force: na Average unemployment rate: 8.7%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	742	8,230	$ 451.55
Mining	304	3,044	$ 629.78
Construction	na	na	$ na
Manufacturing	66	1,186	$ 365.08
Trans. Comm. & Utilities	114	2,678	$ 461.15
Wholesale Trade	149	858	$ 324.63
Retail Trade	514	7,375	$ 174.24
Finance, Insurance, Real Estate	222	2,114	$ 336.74
Services	na	na	$ na
Public Administration	78	3,525	$ 304.06

Major Industry/Resources

Major Employers	Product	No. Employees
Burlington Northern	Transportation	na
Platte County School	Education	na
Wyoming Highway Dept	Government	na
Individual Farms/Ranches	Agriculture	na

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Bill Stafford	422-3325

LOCAL CONTACT

Bill Stafford
Chugwater Econ Devel Inc
C S Ranch
Chugwater, WY 82210
(307) 422-3325

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

CLEARMONT , WYOMING
1990
COMMUNITY PROFILE

HISTORY na

LOCATION

Major Cities/Distance

Denver 425 Salt Lake City 551 Phoenix 1,271 Seattle 1,029

San Francisco 1,289 Chicago 1,065 Dallas 1,211 New York 1,876

POPULATION

	CITY	COUNTY
1980	191	25,048
1985	na	26,420
1989	101	24,863

CLIMATE

Temperature: Annual Average 44.6 Monthly Average (January) 19.5 (July) 69.9

Precipitation: Annual Average 14.93 Humidity: Annual Average na

Annual Average Rainfall na Annual Average Snowfall 70.0"

Sunshine Days: 209 Average Growing Season: 90 days

Elevation: 3,921 Feet

GOVERNMENT

Type: Mayor/Council

Police Department: Fulltime 0 Volunteer Sheriff

Fire Department: Fulltime 0 Volunteer X Insurance Rating: na

911: Yes ____ No X Building Codes: no

Planning Commission: Yes X No ____ Business License Required: Yes ____ No X

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes ____ No X

TAXES
(Local)

Assessed Valuation: City: $246.488 County: $95,018,536

Tax Levy (mills) City: 8.000 County: na Schools: 25.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 5%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	4	1	1	0	0
T-P Ratio	na	na	na	na	na

Vocational Schools: na

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 3,500

Day Care Centers: 0 Senior Centers: 0

Churches: Catholic: 1 Protestant: 0 Jewish: 0 Other: 1

Commercial: Shopping Centers: 0

Hotel/Motels: 0 Total rooms: 0

RV Parks: 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 0

Ambulance Service: Yes: ____ No: X

Communications: Newspapers: 0 Daily: 0 Weekly: 0

Radio Stations: AM: 0 FM: 0 Public: 0

Cable TV: Yes: ____ No: X

Telephone Service Provider: Range Telephone Co. Co-op

Post Offices: 1 Class: 3rd Overnight Mail Services: 2nd day

Recreation: baseball fields: 0 tennis courts: 1 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 2 other: 0

Area Attractions/Distance: Lake DeSmet 35 mi; Big Horn Mountains - 90 mi

Cultural Attractions: Ucross Foundation (Artists Residence) - 15 mi

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	42	22	9	$ na	na	7	na
Mobile Home	16	15	na	$ na	na	na	na
Multi Family	0	0	0	$ na	na	na	na
Senior Housing	0	0	na	$ na	na	na	na
Other na	9	6	na	$ na	na	2	na

UTILITIES

Electricity: Suppliers Sheridan-Johnson REA Contact: na Telephone # 674-6466

Maximum generating capacity: na peak load: na Loop System: Yes - No -

Industrial rates: na

Natural Gas: Suppliers: Propane Contact: Indiv. Supplier Telephone # na

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: na

Water: Supplier: Town of Clearmont Contact: Eldon Buell Telephone # 758-4334

Maximum daily capacity: 100,000 (GD-Gallons/Day) Peak daily demand: 70,000 (GD)

Excess capacity available: Yes X No ___ Residual Pressure: 80-90

Loop System: Yes X No ___ Industrial rates: ___ Tap Fees: $625.00

Sewer: Treatment plant: Lagoon System Tap Fees: $600.00

Present load: na (GD) Capacity: na (GD)

Solid Waste Disposal Available: Yes X No ___

TRANSPORTATION

Major Highways: U. S. 14, 16 Nearest Interstate 30 miles

Railroad: Burlington Northern (Freight and Coal Train - No Depot)

Trucking Firms/distance to nearest terminal Edson Express - 40 miles

Airport: none

Runway Length: na Type of Surface: na

Lights: Yes - No X Tower: Yes - No X

Instrument Landing System: Yes - No X

Airlines serving area: none

Daily Flights: None

Fixed Base Operators/Air Taxi: Yes - No X

Parcel Service: UPS Distance to Terminal: 40 miles

Bus Service: none

Public Transportation: none

Express Service: none

LABOR ANALYSIS

Radius of labor drawing area (miles): 30-40 miles

Total work force: na

Average unemployment rate: na

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	na	na	$ na
Mining	na	na	$ na
Construction	2	2	$ na
Manufacturing	na	na	$ na
Trans. Comm. & Utilities	na	na	$ na
Wholesale Trade	na	na	$ na
Retail Trade	1	1	$ na
Finance, Insurance, Real Estate	na	na	$ na
Services	na	na	$ na
Public Administration	2	2	$ na

Major Industry/Resources

Major Employers	Product	No. Employees
Local Retail Store	Grocery	1
School District #3	Education	33
Post Office	Mail Delivery	1
Town Hall	Government	2
Park and Landfill	Maintenance	2
Construction	Construction	2

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
na	na

LOCAL CONTACT

Town Clerk
Town of Clearmont
P. O. Box 127
Clearmont, WY 82835
(307) 758-4465

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

CODY , WYOMING
1990
COMMUNITY PROFILE

HISTORY Cody, located 52 miles from the East Entrance to Yellowstone National Park, was founded in 1887 by Colonel William F. "Buffalo Bill" Cody. Cody continues to prosper with its diverse economy, which includes oil/minerals, agriculture and tourism. Oil was discovered near Cody in 1904 and several large producing fields are still located nearby. When the Buffalo Bill Dam, located just west of Cody, was completed in 1910, it was the highest dam in the world. In 1989, the dam will be raised by 25 feet. Year-round recreational opportunities are almost limitless in Cody and the surrounding mountains, forest and wilderness areas.

LOCATION

Major Cities/Distance

Denver 500 Salt Lake City 500 Phoenix 1,200 Seattle 866

San Francisco 1,200 Chicago 1,492 Dallas 1,306 New York 2,300

POPULATION

	CITY	COUNTY
1980	7,316	21,639
1985	7,610	22,515
1989	7,911	23,407

CLIMATE

Temperature: Annual Average 46.0 Monthly Average (January) 23.4 (July) 66.0

Precipitation: Annual Average 7.40" Humidity: Annual Average 50%

Annual Average Rainfall 7.40" Annual Average Snowfall 12.0"

Sunshine Days: 300 Average Growing Season: 120 days

Elevation: 5,095 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 16 Volunteer 0

Fire Department: Fulltime 0 Volunteer 30 Insurance Rating: 5

911: Yes X No - Building Codes: U.B.C

Planning Commission: Yes X No ___ Business License Required: Yes - No X

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes ___ No X

TAXES
(Local)

Assessed Valuation: City: $25,925,000 County: $382,167,833

Tax Levy (mills) City: 72.45 County: 66.00 Schools: 25.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 3%

II

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	5	1	1	1	2
T-P Ratio	1:19	1:16	1:12	na	1:5

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 70,000

Day Care Centers: 31 Senior Centers: 1

Churches: Catholic: 1 Protestant: 20 Jewish: 0 Other: 2

Commercial: Shopping Centers: 1

Hotel/Motels: 35 Total rooms: 1,096

RV Parks: 10 Total Spaces: 755

Conventions Facilities: 2 Capacity: 800

Medical Facilities: Hospitals: 1 Beds: 42

Nursing Homes: 1 Total Rooms: 105 beds

Doctors: 28 Dentists: 8

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: Bi-weekly

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: First Overnight Mail Services: 3

Recreation: baseball fields: 8 tennis courts: 8 swimming pools: 2

golf courses: 1 bike paths: 0 soccer fields: 0

skating rinks: 1 movie theaters: 1 outdoor movies: 1

recreation center: 1 number of parks: 9 other: 1

Area Attractions/Distance: Yellowstone Nat'l Park, 52m.; Old Trail Town, local; Buffalo Bill Dam and Reservoir, local; Cody 4th July Stampede, local

Cultural Attractions: Buffalo Bill Historical Center, Buffalo Bill Art Show, Cody Country Art League, Plains Indian Pow Wow, Foundation for North American Wild Sheep, Cody Mural

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	3,400	na	na	$ 73,000	na	na	na
Mobile Home	250	na	na	$ na	na	na	na
Multi Family	650	na	na	$ na	na	na	na
Senior Housing	46	na	na	$ na	na	na	na
Other	80	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: W.M.P.A. Contact: City Telephone # 527-7511

Maximum generating capacity: 39.25 MW peak load: 12,324 KW Loop System: Yes - No X

Industrial rates: $8.72 monthly minimum commercial rate

Natural Gas: Suppliers: Great Falls Gas Contact: Cody Gas Telephone # 587-4281

Maximum capacity: 14,500 (mcf) peak demand: 10,000 (mcf)

Rating: 85,000 Btu/cf

Industrial rates: $2.90 per mcf

Water: Supplier: City of Cody Contact: City Telephone # 527-7511

Maximum daily capacity: 3.5 M (GD-Gallons/Day) Peak daily demand: 2.5 M (GD)

Excess capacity available: Yes X No ____ Residual Pressure: 41 p.s.

Loop System: Yes X No ____ Industrial rates: $6.41 first 3,000 gallons Tap Fees: 250

Sewer: Treatment plant: Big Bubble Aeration Tap Fees: $500

Present load: 5 M (GD) Capacity: 16 M (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: US 14, 16, 20; WY 120, 291 Nearest Interstate 90 miles

Railroad: Burlington Northern Spur

Trucking Firms/distance to nearest terminal Edson Express, local; North Park Trans, 23 mi.; Dick Jones Trucking, (local); North American Van Lines (C.T.)

Airport: Yellowstone Regional Airport

Runway Length: 8,500 feet Type of Surface: asphalt

Lights: Yes X No ____ Tower: Yes ____ No X

Instrument Landing System: Yes ____ No X

Airlines serving area: United Express, Continental Express, Mesa

Daily Flights: yes

Fixed Base Operators/Air Taxi: Yes X No ____

Parcel Service: U.P.S. Distance to Terminal: Hub

Bus Service: Cody Bus Lines, Powder River Transportation

Public Transportation: Senior Citizen Bus, Cody Connection Taxi

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 50

Total work force: 12,695 Average unemployment rate: 7.9%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	31	156	$ 234.01
Mining	45	865	$ 645.49
Construction	127	610	$ 336.95
Manufacturing	31	444	$ 324.35
Trans. Comm. & Utilities	54	445	$ 465.55
Wholesale Trade	66	327	$ 356.73
Retail Trade	194	1,549	$ 186.57
Finance, Insurance, Real Estate	55	293	$ 398.19
Services	284	2,811	$ 296.07
Public Administration	27	410	$ -

Major Industry/Resources

Major Employers	Product	No. Employees
Marathon Oil Company	Oil	311
West Park Hospital	Health	100
School District #6	Education	130
Y-Tex Corporation	Plastic Eartags	120
Celotex Corporation	Dry Wall	59
Buffalo Bill Historical Center	Museum	75

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Cody Economic Development Council	587-2297

LOCAL CONTACT

Cody Economic Development Council
Jack Winniger, Director
P.O. Box 2777
Cody, WY 82414
(307) 587-4973

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

Update 1/90

COKEVILLE , WYOMING
1990
COMMUNITY PROFILE

HISTORY

Cokeville is one of the oldest towns in Lincoln County. It was founded in 1874. Traditionally it has been a hub f
the county's sheet and cattle industry. The excellent rail access made it a natural shipping ce

LOCATION

Major Cities/Distance

Denver 487 Salt Lake City 150 Phoenix 780 Seattle 923
San Francisco 884 Chicago 1,433 Dallas 1,256 New York 2,205

POPULATION

	CITY	COUNTY
1980	510	12,177
1985	569	14,975
1989	550	14,361

CLIMATE

Temperature: Annual Average 34 Monthly Average (January) 14 (July) 61
Precipitation: Annual Average 12.76" Humidity: Annual Average 24%
Annual Average Rainfall 11" Annual Average Snowfall 57.9"
Sunshine Days: 255 Average Growing Season: 60 days
Elevation: 6,191 Feet

GOVERNMENT

Type: Mayor/Council
Police Department: Fulltime 1 Volunteer 0
Fire Department: Fulltime 0 Volunteer X Insurance Rating: 7
911: Yes X No ____ Building Codes: U.B.C.
Planning Commission: Yes X No ____ Business License Required: Yes X No ____
Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No ____

TAXES
(Local)

Assessed Valuation: City: 1,004,398 County: 282,637,084
Tax Levy (mills) City: 6.000 County: 9.080 Schools: 5.223

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	1	1	0	0
T-P Ratio	1:21	1:8	1:8	na	na

Vocational Schools: High School Shop Programs

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 13,042

Day Care Centers: 1 Senior Centers: 1

Churches: Catholic: 1 Protestant: 1 Jewish: 0 Other: 1

Commercial: Shopping Centers: 0

Hotel/Motels: 2 Total rooms: 35

RV Parks: 1 Total Spaces: na

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 1 Beds: 20

Nursing Homes: na Total Rooms: na

Doctors: 3 Dentists: 4

Ambulance Service: Yes: X No:

Communications: Newspapers: 2 Daily: na Weekly: 1

Radio Stations: AM: 0 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: Utah Wyoming Telecom

Post Offices: 1 Class: na Overnight Mail Services: na

Recreation: baseball fields: 2 tennis courts: 1 swimming pools: 1

golf courses: 0 bike paths: 0 soccer fields: 1

skating rinks: 1 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 1 other: na

Area Attractions/Distance: Pine Creek Ski Area - 2 miles; Sublette Meadows National Wetland; Fossil Butte National Monument - 35 miles; Fort Bridger - 95 miles; Yellowstone National Park - 172 miles

Cultural Attractions: 4th of July Celebration; Art Shows; Quilt Exhibits

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	170	na	na	$ 55,000	na	na	na
Mobile Home	22	na	na	$ na	na	na	na
Multi Family	11	na	na	$ na	na	na	na
Senior Housing	0	na	na	$ na	na	na	na
Other na	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Utah P&L Contact: na Telephone # 877-9061

Maximum generating capacity: 735MW peak load: 5MW Loop System: Yes X No ____

Industrial rates: Please contact Utah Power & Light

Natural Gas: Suppliers: propane Contact: Suburban Propane Telephone # 877-3941

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: na Btu/cf

Industrial rates: Contact WY Industrial Gas for info. 877-3155.

Water: Supplier: Municipal Contact: na Telephone # 279-3227

Maximum daily capacity: over 1M (GD-Gallons/Day) Peak daily demand: 1M (GD)

Excess capacity available: Yes X No ____ Residual Pressure: na

Loop System: Yes X No ____ Industrial rates: 4" line = $103.12/mo. flat fee Tap Fees: 3.4" = $400; 1½" = $2,228

Sewer: Treatment plant: Municipal Tap Fees: see water fees

Present load: 66 (GD) Capacity: 177 (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: U.S. 30 Nearest Interstate 76 miles

Railroad: Union Pacific Short Line

Trucking Firms/distance to nearest terminal Valley Cargo - 50 miles; Consolidated; WY Express

Airport: Cokeville Airport

Runway Length: 5,000' Type of Surface: asphalt

Lights: Yes X No ____ Tower: Yes ____ No X

Instrument Landing System: Yes ____ No X

Airlines serving area: na

Daily Flights: None

Fixed Base Operators/Air Taxi: Yes ____ No X

Parcel Service: UPS Distance to Terminal: na

Bus Service: no

Public Transportation: Senior Citizen and Handicapped

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 100 miles - Countywide

Total work force: 5,193 - County Average unemployment rate: 8-10 - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees		Average Weekly Wage
Agriculture, Forestry & Fisheries	NA	900+	$	NA
Mining	23	546	$	801
Construction	63	331	$	430
Manufacturing	31	514	$	422
Trans. Comm. & Utilities	29	467	$	600
Wholesale Trade	25	55	$	399
Retail Trade	101	665	$	164
Finance, Insurance, Real Estate	27	134	$	348
Services	107	1,129	$	285
Public Administration	25	317	$	315

Major Industry/Resources

Major Employers	Product	No. Employees
Pittsburg and Midway	Coal	369
Utah Power and Light	Electricity	219
FMC Corporation	Coal/Coke	175
Exxon, USA	Gas/Helium	170
Stauffer Chemical	Phosphate	20
Northwest Pipeline	Gas	39

INDUSTRIAL PROPERTIES

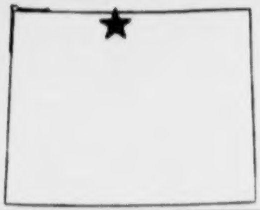
Local Contact	Telephone No.
David Fagnant	(307) 877-3988

LOCAL CONTACT

Mayor John Dayton
P. O. Box 99
Cokeville, WY 83114
(307) 279-3227

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840



DAYTON , WYOMING
1990
COMMUNITY PROFILE

HISTORY

Dayton was founded in 1882 by Henry Baker and Mary L. Shipp and was incorporated in 1906. Mrs. Susan Wissler was elected mayor in 1911, serving two terms. She is said to be the first woman mayor in the United States. Industries include ranching, mining and logging.

LOCATION

Major Cities/Distance

Denver 462 Salt Lake City 490 Phoenix 849 Seattle 780

San Francisco 962 Chicago 999 Dallas 1,000 New York 1,724

POPULATION

	CITY	COUNTY
1980	701	25,048
1985	725	17,852
1989	750	18,989

CLIMATE

Temperature: Annual Average 44.5 Monthly Average (January) 20.3 (July) 69.8

Precipitation: Annual Average 15.5 Humidity: Annual Average 58.0%

Annual Average Rainfall 9" Annual Average Snowfall 40"

Sunshine Days: 250 Average Growing Season: 120

Elevation: na Feet

GOVERNMENT

Type: Mayor/Council

Police Department: Fulltime 0 Volunteer 0

Fire Department: Fulltime 0 Volunteer 18 Insurance Rating: 6

911: Yes X No ___ Building Codes: yes

Planning Commission: Yes X No ___ Business License Required: Yes ___ No X

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes X No ___

TAXES
(Local)

Assessed Valuation: City: 1,227,182 County: 95,018,536

Tax Levy (mills) City: 8.000 County: 12.000 Schools: 25.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 5%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	0	0	1	0	0
T-P Ratio	na	na	1:10	na	na

Vocational Schools: none

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 2,000

Day Care Centers: 0 Senior Centers: 0

Churches: Catholic: 0 Protestant: 1 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 2 Total rooms: 9

RV Parks: 1 Total Spaces: 20

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 0

Ambulance Service: Yes: X No:

Communications: Newspapers: 0 Daily: 0 Weekly: 0

Radio Stations: AM: 0 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U. S. West

Post Offices: 1 Class: na Overnight Mail Services: na

Recreation: baseball fields: 1 tennis courts: 0 swimming pools: 1

golf courses: 0 bike paths: 0 soccer fields: 1

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 2 other: 0

Area Attractions/Distance: Tongue River Canyon - 5 miles; Big Horn Mountains - 20 miles

Cultural Attractions: Dayton Days - local; Custer Battlefield - 50 miles

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	250	225	25	$ $350/mo	30	30	na
Mobile Home	25	10	15	$ na	10	na	10
Multi Family	14	na	14	$ $250/mo	8	na	8
Senior Housing	na	na	na	$ na	na	na	na
Other na	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: MDU Contact: na Telephone # 674-4454

Maximum generating capacity: na peak load: na Loop System: Yes No

Industrial rates: na

Natural Gas: Suppliers: na Contact: na Telephone # na

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: na Btu/cf

Industrial rates: na

Water: Supplier: Town of Dayton Contact: na Telephone # 655-2217

Maximum daily capacity: 800,000 (GD-Gallons/Day) Peak daily demand: 650,000 (GD)

Excess capacity available: Yes No X Residual Pressure: na

Loop System: Yes X No Industrial rates: Tap Fees: $650.00

Sewer: Treatment plant: Lagoons Tap Fees: $490.00

Present load: 50,000 (GD) Capacity: na (GD)

Solid Waste Disposal Available: Yes X No

TRANSPORTATION

Major Highways: U. S. 14; Interstate 87 Nearest Interstate 6 miles

Railroad: Burlington Northern

Trucking Firms/distance to nearest terminal Edson Express - 20 miles; North Park Trans - 20 miles; Barber Trans. - 20 miles

Airport: Sheridan County Airport

Runway Length: 6648', 5037' Type of Surface: asphalt

Lights: Yes X No Tower: Yes No X

Instrument Landing System: Yes X No

Airlines serving area: United Express; Big Horn Airways

Daily Flights: yes

Fixed Base Operators/Air Taxi: Yes No X

Parcel Service: UPS; Federal Express Distance to Terminal: 22

Bus Service: none

Public Transportation: none

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 20 miles

Total work force: na Average unemployment rate: 4.9%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	na	na	$ na
Mining	na	na	$ na
Construction	na	na	$ na
Manufacturing	na	na	$ na
Trans. Comm. & Utilities	na	na	$ na
Wholesale Trade	na	na	$ na
Retail Trade	8	26	$ 250
Finance, Insurance, Real Estate	na	na	$ na
Services	na	na	$ na
Public Administration	na	na	$ na

Major Industry/Resources

Major Employers	Product	No. Employees
School District #1	Education	21
Spring Creek Coal	Coal	150
Decker Coal	Coal	na
Padlock Ranch	Ranching	55
na	na	na
na	na	na

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
none	

LOCAL CONTACT

Arthur T. Badgett
P. O. Box
Dayton, WY 82836
(307) 655-2217

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

DIAMONDVILLE , WYOMING
1990
COMMUNITY PROFILE

HISTORY

Diamondville was founded by the Diamond Coal and Coke Company. The quality of coal in the underground mines was extremely high for the area.

LOCATION

Major Cities/Distance

Denver 442 Salt Lake City 132 Phoenix 780 Seattle 968

San Francisco 884 Chicago 1,388 Dallas 1,211 New York 2,160

POPULATION

	CITY	COUNTY
1980	1,000	12,177
1985	1,216	14,975
1989	960	14,361

CLIMATE

Temperature: Annual Average 34.0 Monthly Average (January) 14.0 (July) 61.0

Precipitation: Annual Average 12.76" Humidity: Annual Average 24.0%

Annual Average Rainfall na Annual Average Snowfall 57.9"

Sunshine Days: na Average Growing Season: 60 days

Elevation: 6,900 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 3 Volunteer na

Fire Department: Fulltime na Volunteer X Insurance Rating: 6

911: Yes X No ___ Building Codes: UBC

Planning Commission: Yes X No ___ Business License Required: Yes X No -

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes - No X

TAXES
(Local)

Assessed Valuation: City: $2,119,661 County: $282,637,084

Tax Levy (mills) City: 7.487 County: 11.47 Schools: 26+7.358

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	3	1	1	0	0
T-P Ratio	1:17	1:10	1:11	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 30,000

Day Care Centers: 1 Senior Centers: 0

Churches: Catholic: 1 Protestant: 1 Jewish: 0 Other: 1

Commercial: Shopping Centers: 1

Hotel/Motels: 2 Total rooms: 94

RV Parks: 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 1 Beds: 20

Nursing Homes: 0 Total Rooms: 0

Doctors: 3 Dentists: 4

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 1 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: 1st Overnight Mail Services: 0

Recreation: baseball fields: 1 tennis courts: 2 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 1 other: na

Area Attractions/Distance: Fossil Butte National Monument - 10 mi.; Fort Bridger - 50 mi.; Sublette Meadows Nat'l. Wetland - 45 mi.; Yellowstone National Park - 217 mi.

Cultural Attractions: Miner's Day

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	207	na	na	$ 55,000	3		na
Mobile Home	79	na	na	$ na	7	na	na
Multi Family	56	na	na	$ na	1	na	na
Senior Housing	20	na	na	$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Utah P and L Contact: na Telephone # 877-9061

Maximum generating capacity: 735MW peak load: 5MW Loop System: Yes X No -

Industrial rates: Please contact Utah Power and Light

Natural Gas: Suppliers: WY Industrial Gas Contact: same Telephone # 877-3155

Maximum capacity: unlimited (mcf) peak demand: 2,200 (mcf)

Rating: 85,000 Btu/cf

Industrial rates: $0.328618/therm

Water: Supplier: Municipal Contact: Town of Diamondville Telephone # 877-6676

Maximum daily capacity: 3.472M (GD-Gallons/Day) Peak daily demand: 1.75M (GD)

Excess capacity available: Yes X No ___ Residual Pressure: na

Loop System: Yes na No ___ Industrial rates: ___ Tap Fees: ___

Sewer: Treatment plant: X Tap Fees: ¾" =$300; 1½" =$900

Present load: Municipal (GD) Capacity: See Water Fees (GD)

Solid Waste Disposal Available: Yes X No ___

TRANSPORTATION

Major Highways: US 30, WY 189 Nearest Interstate 37 miles

Railroad: Union Pacific Short Line

Trucking Firms/distance to nearest terminal Valley Cargo; Consolidated; WY Express; Utah-Wyo. Freight Line

Airport: Located just north of Kemmerer

Runway Length: 7050 Type of Surface: asphalt

Lights: Yes X No ___ Tower: Yes ___ No X

Instrument Landing System: Yes ___ No X

Airlines serving area: None

Daily Flights: none

Fixed Base Operators/Air Taxi: Yes ___ No X

Parcel Service: U.P.S. Distance to Terminal: na

Bus Service: None

Public Transportation: Senior Citizen and Handicapped

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 100 mi.

Total work force: 5,193 Average unemployment rate: 8-10%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	ND	900+	$ ND
Mining	23	546	$ 801
Construction	63	331	$ 430
Manufacturing	31	514	$ 422
Trans. Comm. & Utilities	29	467	$ 600
Wholesale Trade	25	55	$ 399
Retail Trade	101	665	$ 164
Finance, Insurance, Real Estate	27	134	$ 348
Services	107	1,129	$ 285
Public Administration	25	317	$ 315

Major Industry/Resources

Major Employers	Product	No. Employees
Pittsburg and Midway	Coal	369
Utah Power and Light	Electricity	219
FMC Corporation	Coal/Coke	175
Exxon, USA	Gas/Helium	170
Stauffer Chemical	Phosphate	20
Northwest Pipeline	Gas	39

INDUSTRIAL PROPERTIES

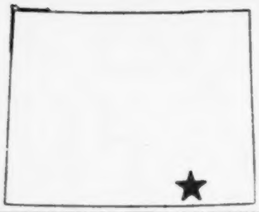
Local Contact	Telephone No.
David Fagnant	307-877-3988

LOCAL CONTACT

Mayor Susan Hunzie
P.O. Box 281
Diamondville, WY 83116
307-877-6676

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840



DIXON , WYOMING
1990
COMMUNITY PROFILE

HISTORY

Dixon, a small town of about 72, is a ranching community with some farming. It is located about 7 miles east of Baggs on Highway 70. Bob Dixon, a rancher in the area, was the town's namesake. The once thriving village boasted a bank, gas station, cafe, bar, post office and several stores.

LOCATION

Major Cities/Distance

Denver 273 Salt Lake City 307 Phoenix 2,077 Seattle 693

San Francisco 1,034 Chicago 1,349 Dallas 1,129 New York 2,184

POPULATION

	CITY	COUNTY
1980	82	21,896
1985	72	17,950
1989	80	16,902

CLIMATE

Temperature: Annual Average 42.2 Monthly Average (January) 35.8 (July) 67.6

Precipitation: Annual Average 4.94" Humidity: Annual Average ____

Annual Average Rainfall 4.94" Annual Average Snowfall 41.5"

Sunshine Days: 219 Average Growing Season: 100 days

Elevation: 6,323 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime na Volunteer na

Fire Department: Fulltime na Volunteer na Insurance Rating: 8

911: Yes X No ____ Building Codes: na

Planning Commission: Yes X No ____ Business License Required: Yes ____ No X

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes ____ No X

TAXES
(Local)

Assessed Valuation: City: $126,930 County: $301,367,153

Tax Levy (mills) City: 8.00 County: 31.22 Schools: 34.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	0	0	0	0	0
T-P Ratio	na	na	na	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 0 Total Volumes: 0

Day Care Centers: 0 Senior Centers: 0

Churches: Catholic: 0 Protestant: 1 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 0 Total rooms: 0

RV Parks: 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 0

Ambulance Service: Yes: X No:

Communications: Newspapers: 2 Daily: 2 Weekly: 0

Radio Stations: AM: 1 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: Valley Telephone

Post Offices: 1 Class: Fourth Overnight Mail Services: 1

Recreation: baseball fields: 0 tennis courts: 0 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 1 other: 0

Area Attractions/Distance: Sierra Madre Mountains, Medicine Bow National Forest - Hunting, Fishing, Camping, Bed-Breakfast ranches

Cultural Attractions: Stockgrowers Bank (National Historic building), Savery Museum

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	72	na	na	$ na	na	na	na
Mobile Home	na	na	na	$ na	na	na	na
Multi Family	na	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other ______	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Yampa Valley Contact: na Telephone # 824-6593

Maximum generating capacity: na peak load: na Loop System: Yes - No -

Industrial rates: na

Natural Gas: Suppliers: Propane/Butane Contact: na Telephone # na

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: na

Water: Supplier: Town of Dixon Contact: Town Hall Telephone # 383-2510

Maximum daily capacity: na (GD-Gallons/Day) Peak daily demand: na (GD)

Excess capacity available: Yes - No - Residual Pressure: na

Loop System: Yes - No - Industrial rates: na Tap Fees: $500

Sewer: Treatment plant: Lagoon Tap Fees: $300

Present load: na (GD) Capacity: na (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: WY 70 Nearest Interstate 57 miles

Railroad: none

Trucking Firms/distance to nearest terminal Craig, CO, 56 m.

Airport: Dixon Airport

Runway Length: 7,900 feet Type of Surface: asphalt

Lights: Yes X No ____ Tower: Yes ____ No X

Instrument Landing System: Yes ____ No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ____ No X

Parcel Service: U. P. S. Distance to Terminal: 83 miles

Bus Service: none

Public Transportation: none

Express Service: none

LABOR ANALYSIS

Radius of labor drawing area (miles): 70 miles

Total work force: 7,057 - County Average unemployment rate: 10.1% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	15	91	$ 0
Mining	27	466	$ 688
Construction	47	343	$ 394
Manufacturing	25	512	$ 458
Trans. Comm. & Utilities	43	306	$ 542
Wholesale Trade	30	154	$ 449
Retail Trade	148	1,324	$ 165
Finance, Insurance, Real Estate	38	196	$ 359
Services	149	1,800	$ 306
Public Administration	28	647	$ 347

Major Industry/Resources

Major Employers	Product	No. Employees
Ranching (33)	Cattle/Sheep	-
Four local retail businesses	Miscellaneous	-
School District #1	Education	34

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Carbon County Economic Development Corporation	328-2651

LOCAL CONTACT

Carbon County Economic Development Corp.
Attn: Susan Grafton
Suite 320, Carbon Building
Rawlins, WY 82301
(307) 328-2659

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

DOUGLAS , WYOMING
1990
COMMUNITY PROFILE

HISTORY

Founded on September 30, 1886, as a site for trading establishments and residences or establishment operators. Incorporated on July 8, 1887, named after Stephen A. Douglas, famous orator and opponent of Abraham Lincoln. County seat Converse County supported by agriculture, ranching, oil, gas, coal and uranium production and tourism.

LOCATION

Major Cities/Distance

Denver 227 Salt Lake City 447 Phoenix 1,061 Seattle 1,125

San Francisco 1,199 Chicago 1,101 Dallas 1,001 New York 1,874

POPULATION

	CITY	COUNTY
1980	6,030	14,069
1985	5,400	11,975
1989	54,00	11,975

CLIMATE

Temperature: Annual Average 47.0 Monthly Average (January) 23.0 (July) 70.0

Precipitation: Annual Average 12.3" Humidity: Annual Average 10.0%

Annual Average Rainfall 5.7" Annual Average Snowfall 40.0"

Sunshine Days: na Average Growing Season: 120 days

Elevation: 4,815 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 19 Volunteer 12

Fire Department: Fulltime 1 Volunteer 25 Insurance Rating: 4

911: Yes X No ____ Building Codes: yes

Planning Commission: Yes X No ____ Business License Required: Yes - No X

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No -

TAXES
(Local)

Assessed Valuation: City: $12,190,104 County: $237,695,025

Tax Levy (mills) City: 8.00 County: 12.00 Schools: 27.50

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	2	1	1	0	1
T-P Ratio	1:14	1:14	1:15	na	na

Vocational Schools: Wy. Law Enforcement Academy

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 90,000

Day Care Centers: 7 Senior Centers: 1

Churches: Catholic: 1 Protestant: 15 Jewish: 0 Other: 0

Commercial: Shopping Centers: 2

Hotel/Motels: 10 Total rooms: 360

RV Parks: 2 Total Spaces: 140

Conventions Facilities: 1 Capacity: 250

Medical Facilities: Hospitals: 1 Beds: 44

Nursing Homes: 1 Total Rooms: 60

Doctors: 4 Dentists: 3

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: 4th Overnight Mail Services: 1

Recreation: baseball fields: 7 tennis courts: 10 swimming pools: 3

golf courses: 1 bike paths: 1 soccer fields: 2

skating rinks: 2 movie theaters: 1 outdoor movies: 0

recreation center: 1 number of parks: 5 other: 0

Area Attractions/Distance: Enchanting Bike/Recreation Path along Platte River - 3.2 mi.; Natural Bridge Campgrounds - 15 mi.; Big Game Hunting; Trap Shooting; Fishing; Camping; Hiking; Skiing.

Cultural Attractions: Historic Fort Fetterman; Snowmobiling; Pioneer Museum; Artifacts; State Fairgrounds; Community Theatre; Country Club.

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	1,246	na	na	$ 65,000	na	na	na
Mobile Home	453	na	261	$ 60,000	na	na	na
Multi Family	360	na	360	$ na	na	na	na
Senior Housing	69	na	69	$ 253/mo.	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific Power and Light Contact: na Telephone # 358-3475

Maximum generating capacity: 750MW peak load: 30 Loop System: Yes X No -

Industrial rates: Schedule 25, 24, 46T

Natural Gas: Suppliers: K. N. Energy Inc. Contact: Rex Turner Telephone # 358-2363

Maximum capacity: 9 mcf/day (mcf) peak demand: 3.6 mcd/day (mcf)

Rating: 85,000 Btu/cf

Industrial rates: Per Schedules

Water: Supplier: Municipal Contact: Steve Bennet Telephone # 358-9750

Maximum daily capacity: 4.3M (GD-Gallons/Day) Peak daily demand: 2.0M (GD)

Excess capacity available: Yes X No ____ Residual Pressure: 60psi

Loop System: Yes X No ____ Industrial rates: Negotiable upon use Tap Fees: $700/c.u.

Sewer: Treatment plant: Complete Mix Aerated Lagoon $700/C.U. Tap Fees: $700/C.U.

Present load: 800,000 (GD) Capacity: 1.5 m (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: US 18, 20, 26; WY 59, 93, 94, 91; I-25 Nearest Interstate adjacent miles

Railroad: Burlington Northern and Chicago Northwestern

Trucking Firms/distance to nearest terminal North Park Transportation; Consolidated Freightways - 45 mi.

Airport: Converse County Airport

Runway Length: 6,750 Type of Surface: asphalt

Lights: Yes X No ____ Tower: Yes ____ No X

Instrument Landing System: Yes X No ____

Airlines serving area: (Casper 44 Mi.)

Daily Flights: yes

Fixed Base Operators/Air Taxi: Yes X No ____

Parcel Service: U.P.S. Distance to Terminal: local

Bus Service: Powder River Bus Lines and Trailways

Public Transportation: Fixed Route and Demand Generated Senior Bus Service

Express Service: UPS and Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 30-40 mi.

Total work force: 5,337 Average unemployment rate: 8.2%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees		Average Weekly Wage
Agriculture, Forestry & Fisheries	110	1,118	$	294.23
Mining	57	836	$	703.00
Construction	44	159	$	451.00
Manufacturing	3	29	$	154.00
Trans. Comm. & Utilities	26	419	$	739.00
Wholesale Trade	25	111	$	204.00
Retail Trade	76	619	$	182.00
Finance, Insurance, Real Estate	27	109	$	439.00
Services	107	1,062	$	287.00
Public Administration	20	289	$	300.00

Major Industry/Resources

Major Employers	Product	No. Employees
Phillips Petroleum	Oil and Gas	38
Nutra West	Vitamin/Health Foods Mfg.	25
PLM	Railcar Maintenance	50-60
Antelope	Coal Mining	36
State/City Government	Government	93
School Dist. #1	Education	256

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Mike Sierz	307-358-4066

LOCAL CONTACT

Al Figuly, City Admin.
130 South Third St.
Douglas, WY 82633
307-358-3462

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

DUBOIS , WYOMING
1990
COMMUNITY PROFILE

HISTORY

In prehistoric times, the Shoshone Indians called the Dubois area the "valley of the warm winds". The first white man in the area was probably John Colter, who left the Lewis and Clark expedition prior to their return in 1806. The romantic era of the Mountain Man witnessed many expeditions using the valley as a corridor to the rich fur in the region. Dubois has in more recent times had an association with the timber industry. In all the years that have past, and all the Indians, trappers, settlers, ranchers and loggers that have inhabited the valley around Dubois, the essential and everlasting beauty of the land has remained undiminished. The wildlife flourished, the air and water is pure, and the land is still fertile.

LOCATION

Major Cities/Distance

Denver 447 Salt Lake City 337 Phoenix 1,287 Seattle 1,591

San Francisco 1,538 Chicago 1,327 Dallas 1,227 New York 2,100

POPULATION

	CITY	COUNTY
1980	1,069	38,992
1985	1,200	37,335
1989	875	36,300

CLIMATE

Temperature: Annual Average 49.1 Monthly Average (January) 34.4 (July) 79.3

Precipitation: Annual Average 10.15 Humidity: Annual Average 13%

Annual Average Rainfall 8.8 Annual Average Snowfall 13

Sunshine Days: 300 Average Growing Season: 100

Elevation: 6,918 Feet

GOVERNMENT

Type: Mayor/Council

Police Department: Fulltime 0 Volunteer sheriff

Fire Department: Fulltime na Volunteer X Insurance Rating: 7

911: Yes X No ____ Building Codes: ____ yes

Planning Commission: Yes X No ____ Business License Required: Yes ____ No X

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes ____ No X

TAXES
(Local)

Assessed Valuation: City: $2,781,220 County: $201,828,393

Tax Levy (mills) City: 8 ml County: 93 ml Schools: 8 ml

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 3%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	1	1	0	0
T-P Ratio	1:12.5	1:4.5	1:7.5	0	0

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 6,000

Day Care Centers: 2 Senior Centers: 1

Churches: Catholic: 1 Protestant: 8 Jewish: 0 Other: na

Commercial: Shopping Centers: na

Hotel/Motels: 10 Total rooms: 180

RV Parks: 5 Total Spaces: 243

Conventions Facilities: 1 Capacity: 100

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 10 Dentists: 1

Ambulance Service: Yes: X No: ____

Communications: Newspapers: 1 Daily: na Weekly: X

Radio Stations: AM: X FM: X Public: na

Cable TV: Yes: X No: ____

Telephone Service Provider: Dubois Telephone Exchange

Post Offices: 1 Class: 2 Overnight Mail Services: yes

Recreation: baseball fields: 2 tennis courts: 1 swimming pools: 1

golf courses: 1 bike paths: 0 soccer fields: 0

skating rinks: 1 movie theaters: 1 outdoor movies: 0

recreation center: 1 number of parks: 0 other: ____

Area Attractions/Distance: Yellowstone Park, 80 miles; Teton Park, 60 miles; see "History"

Cultural Attractions: na

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	620	580	40	$ 60,000	na	na	na
Mobile Home	110	55	55	$ 300-350/mo.	na	na	na
Multi Family	33	0	33	$ 250/mo	na	na	na
Senior Housing	6	0	6	$ na	na	na	na
Other na	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Riverton Valley Elec Contact: Martin Meek Telephone # 455-2475

Maximum generating capacity: 69,000 v peak load: 16,000 kw Loop System: Yes X No ___

Industrial rates: $ .06 per KWH

Natural Gas: Suppliers: Empire Gas, V1-Propane Contact: na Telephone # na

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: na

Water: Supplier: Town of Dubois Contact: Pat Neary Telephone # 455-2345

Maximum daily capacity: 700,000 (GD-Gallons/Day) Peak daily demand: 550,000 (GD)

Excess capacity available: Yes X No ___ Residual Pressure: 90 psi

Loop System: Yes X No ___ Industrial rates: $13.75/mo.+.50/2,000 gal. Tap Fees: $485

Sewer: Treatment plant: yes Tap Fees: 400

Present load: pop. 850 (GD) Capacity: pop. 2,000 (GD)

Solid Waste Disposal Available: Yes X No ___

TRANSPORTATION

Major Highways: 26, 287 Nearest Interstate 200 miles

Railroad: Burlington Northern

Trucking Firms/distance to nearest terminal several, 80 miles

Airport: na

Runway Length: 5,000 Type of Surface: asphalt

Lights: Yes X No ___ Tower: Yes ___ No X

Instrument Landing System: Yes X No ___

Airlines serving area: Continenal Express, United, American, Delta

Daily Flights: yes

Fixed Base Operators/Air Taxi: Yes ___ No X

Parcel Service: UPS Distance to Terminal: 80 mi.

Bus Service: Powder River in Riverton

Public Transportation: High Country Senior Bus

Express Service: Federal Express, UPS

LABOR ANALYSIS

Radius of labor drawing area (miles): 100 mi.

Total work force: na Average unemployment rate: na

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	6	65	$ na
Mining	1	1	$ na
Construction	10	105	$ na
Manufacturing	3	7	$ na
Trans. Comm. & Utilities	3	28	$ na
Wholesale Trade	na	na	$ na
Retail Trade	28	74	$ na
Finance, Insurance, Real Estate	7	26	$ na
Services	15	171	$ na
Public Administration	1	6	$ na

Major Industry/Resources

Major Employers	Product	No. Employees
School District #2	Education	55
State Highway Dept.	Highways	18
U. S. Forest Service	Shoshone Nat'l Forest	12
Dubois Telephone Exch	Communications	20
na	na	na
na	na	na

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Pat Neary	455-2345

LOCAL CONTACT

Pat Neary, City Admin.
City of Dubois
P.O. Box 456
Dubois, WY 82513
(307) 455-2345

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

Update 1/90

ELK MOUNTAIN , WYOMING
1990
COMMUNITY PROFILE

HISTORY

Among early visitors to this area were trappers and mountain men traveling to the Green River Rendezvous in 1825. The town of Elk Mountain was known as "The Crossing" to pioneers using the Overland Trail. Because of the prime location on the Medicine Bow River, settlers began to homestead. The town has grown to serve the ranchers and the travelers.

LOCATION

Major Cities/Distance

Denver 200 Salt Lake City 400 Phoenix 2,070 Seattle 1,100
San Francisco 1,082 Chicago 1,217 Dallas 997 New York 2,052

POPULATION

	CITY	COUNTY
1980	338	21,896
1985	287	17,950
1989	225	16,902

CLIMATE

Temperature: Annual Average 42.2 Monthly Average (January) 22.5 (July) 63.5
Precipitation: Annual Average 8.64" Humidity: Annual Average ____
Annual Average Rainfall 8.64" Annual Average Snowfall 62.0"
Sunshine Days: 219 Average Growing Season: 100 days
Elevation: 7,145 Feet

GOVERNMENT

Type: Mayor - Council
Police Department: Fulltime na Volunteer Sheriff
Fire Department: Fulltime 0 Volunteer 14 Insurance Rating: None
911: Yes X No ____ Building Codes: No
Planning Commission: Yes ____ No X Business License Required: Yes ____ No X
Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes ____ No X

TAXES
(Local)

Assessed Valuation: City: $325,566 County: $301,367,153
Tax Levy (mills) City: 8.00 County: 31.22 Schools: 31.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	Attend in Hanna	0	0	0
T-P Ratio	1:7	na	na	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 1,200

Day Care Centers: 0 Senior Centers: 0

Churches: Catholic: 0 Protestant: 0 Jewish: 0 Other: 1

Commercial: Shopping Centers: 0

Hotel/Motels: 1 Total rooms: 10

RV Parks: 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 0

Ambulance Service: Yes: X No: -

Communications: Newspapers: 2 Daily: 2 Weekly: 0

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: No: X

Telephone Service Provider: U.S. West

Post Offices: 1 Class: Fourth Overnight Mail Services: 1

Recreation: baseball fields: 0 tennis courts: 0 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 1 other: 0

Area Attractions/Distance: Hanna Recreation Center, 15 m.; Medicine Bow National Forest for hunting, camping, fishing, 10 m.

Cultural Attractions: Elk Mountain Hotel (circa 1916); library

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	75	na	na	$ na	na	na	na
Mobile Home	na	na	na	$ na	na	na	na
Multi Family	0	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other ____	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Carbon P & L Contact: Ardyce Hoem Telephone # 326-5206

Maximum generating capacity: unlimited peak load: 768KW Loop System: Yes ____ No X

Industrial rates: multiple options - readily available

Natural Gas: Suppliers: Propane Gas Contact: na Telephone # na

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: na

Water: Supplier: Town of Elk Mountain Contact: Town Hall Telephone # 348-7387

Maximum daily capacity: 200,000 (GD-Gallons/Day) Peak daily demand: 75 (GD)

Excess capacity available: Yes X No ____ Residual Pressure: 40 psi

Loop System: Yes X No ____ Industrial rates: $400-500 commercial Tap Fees: $400-500

Sewer: Treatment plant: Lagoon System Tap Fees: $500-750

Present load: na (GD) Capacity: 200,000 (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: I-80 Nearest Interstate 3 miles

Railroad: none

Trucking Firms/distance to nearest terminal trucking firms in Rawlins, 41 miles away

Airport: none

Runway Length: na Type of Surface: na

Lights: Yes ____ No X Tower: Yes ____ No X

Instrument Landing System: Yes ____ No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ____ No X

Parcel Service: U. P. S. Distance to Terminal: local

Bus Service: none

Public Transportation: none

Express Service: none

II LABOR ANALYSIS

Radius of labor drawing area (miles): 70

Total work force: 7,057 - County Average unemployment rate: 10.1% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	15	91	$ 0
Mining	27	466	$ 688
Construction	47	343	$ 394
Manufacturing	25	512	$ 458
Trans. Comm. & Utilities	43	306	$ 542
Wholesale Trade	30	154	$ 449
Retail Trade	148	1,324	$ 165
Finance, Insurance, Real Estate	38	196	$ 359
Services	149	1,800	$ 306
Public Administration	28	647	$ 347

Major Industry/Resources

Major Employers	Product	No. Employees
Ranching	Cattle/Sheep	-
Two local retail businesses	Miscellaneous	5
Highway Department	Highway Maintaince/Patrol	10
School District #2	Education	14
Mining	Coal/Uranium	12

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Carbon County Economic Development Corporation	328-2651

LOCAL CONTACT

Carbon County Economic Development Corp.
Attn: Susan Grafton
Suite 320, Carbon Building
Rawlins, WY 82301
(307) 328-2659

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

ENCAMPMENT , WYOMING
1990
COMMUNITY PROFILE

HISTORY

Nestled at the base of the Sierra Madre Mountain Range, Encampment is approximately 21 miles south of Saratoga on Highway 70. Encampment was founded in 1898 after Ed Haggerty discovered copper at the Ferris and Haggerty Mine. The small town went on to play an important role in the copper mining boom from 1898 to 1910. At one time, Encampment had a population of nearly 10,000 and was considered as a location for the state capitol. The town now serves as a center for summer and winter recreation.

LOCATION

Major Cities/Distance

Denver 192 Salt Lake City 347 Phoenix 2,077 Seattle 693
San Francisco 1,250 Chicago 1,264 Dallas 1,044 New York 2,099

POPULATION

	CITY	COUNTY
1980	611	21,896
1985	539	17,950
1989	685	16,902

CLIMATE

Temperature: Annual Average 42.2 Monthly Average (January) 20.6 (July) 62.0
Precipitation: Annual Average 10.83" Humidity: Annual Average 55%
Annual Average Rainfall 10.83" Annual Average Snowfall 12.[illegible]
Sunshine Days: 219 Average Growing Season: 100 day
Elevation: 7,323 Feet

GOVERNMENT

Type: Mayor - Council
Police Department: Fulltime 1 Volunteer 2
Fire Department: Fulltime 0 Volunteer 22 Insurance Rating: 9
911: Yes X No ____ Building Codes: Yes
Planning Commission: Yes X No ____ Business License Required: Yes ____ No X
Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes ____ No X

TAXES
(Local)

Assessed Valuation: City: $975,461 County: $301,367,153
Tax Levy (mills) City: 9.50 County: 31.22 Schools: 31.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	1-comb w/H.S.	1-comb w/J.H.	0	0
T-P Ratio	1:18	1:18	1:18	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 3,600

Day Care Centers: 1 Senior Centers: 0

Churches: Catholic: 1 Protestant: 4 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 1 Total rooms: 10

RV Parks: 1 Total Spaces: 8

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 1 Dentists: 0

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: Second Overnight Mail Services: 1

Recreation: baseball fields: 1 tennis courts: 1 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 3 other: 0

Area Attractions/Distance: Football games, 80 m.; boating/fishing, local; movies, 60 m.; bowling, 49 m.; Hog Park Reservoir

Cultural Attractions: Museum, park, library, Woodchoppers Jamboree - Rodeo, Sierra Madre Winter Carnival, Medicine Bow National Forest

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	300	na	na	$ 45,000	na	na	na
Mobile Home	na	na	na	$ na	na	na	na
Multi Family	na	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Carbon P and L Contact: Ardyce Hoem Telephone # 326-5206

Maximum generating capacity: unlimited peak load: 1588.8KW Loop System: Yes ___ No X

Industrial rates: multiple options - readily available

Natural Gas: Suppliers: Propane & Butane Contact: Butane Power & Equip. Telephone # 324-3516

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: na

Water: Supplier: Town of Encampment Contact: Town Hall Telephone # 327-5501

Maximum daily capacity: 500,000 (GD-Gallons/Day) Peak daily demand: 350,000 (GD)

Excess capacity available: Yes ___ No X Residual Pressure: 40-90

Loop System: Yes X No ___ Industrial rates: None Tap Fees: $1200

Sewer: Treatment plant: Aerated Lagoon Tap Fees: $800

Present load: na (GD) Capacity: 80,000 (GD)

Solid Waste Disposal Available: Yes X No ___

TRANSPORTATION

Major Highways: WY 230, 70 Nearest Interstate 37 miles

Railroad: none

Trucking Firms/distance to nearest terminal Trucking firms in Rawlins, 60 miles

Airport: Shively Field, 21 miles

Runway Length: 8400 feet Type of Surface: asphalt

Lights: Yes ___ No X Tower: Yes ___ No X

Instrument Landing System: Yes ___ No X

Airlines serving area: charter service available

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ___ No X

Parcel Service: U. P. S. Distance to Terminal: local

Bus Service: none

Public Transportation: Senior Center Bus

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 70

Total work force: 7,057 - County Average unemployment rate: 10.1% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	15	91	$ 0
Mining	27	466	$ 688
Construction	47	343	$ 394
Manufacturing	25	512	$ 458
Trans. Comm. & Utilities	43	306	$ 542
Wholesale Trade	30	154	$ 449
Retail Trade	148	1,324	$ 165
Finance, Insurance, Real Estate	38	196	$ 359
Services	149	1,800	$ 306
Public Administration	28	647	$ 347

Major Industry/Resources

Major Employers	Product	No. Employees
Hammer Sawmill	Lumber	45
Fourteen local retail businesses	Miscellaneous	24
Forest Service	Forest Management	40
School District #2	Education	52

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Carbon County Economic Development Corporation	328-2651

LOCAL CONTACT

Carbon County Economic Development Corp.
Attn: Susan Grafton
Suite 320, Carbon Building
Rawlins, WY 82301
(307) 328-2659

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

Update 1/90

EVANSTON , WYOMING
1990
COMMUNITY PROFILE

HISTORY

Evanston was founded in 1868 as a frontier camp for construction of the Union Pacific Railroad. By 1871, with the construction of a roundhouse and machine shops, the town's permanency was assured, and it soon became the shipping center for cattle from Wyoming, Utah, and Montana. Later, a large Chinese population lived in Evanston to work in the Almy Coal Mines and on the UP track. More recently, Evanston was the center of oil and gas activity in the Overthrust Belt.

LOCATION

Major Cities/Distance

Denver	465	Salt Lake City	79	Phoenix	734	Seattle	937
San Francisco	839	Chicago	1,360	Dallas	1,166	New York	2,190

POPULATION

	CITY	COUNTY
1980	6,421	13,021
1985	10,523	18,396
1989	11,893	20,791

CLIMATE

Temperature: Annual Average 55.4 Monthly Average (January) 31.5 (July) 82.7

Precipitation: Annual Average 10.7" Humidity: Annual Average 5%

Annual Average Rainfall 10.7" Annual Average Snowfall 59.1"

Sunshine Days: 300 Average Growing Season: 90 days

Elevation: 6,700 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 23 Volunteer 0

Fire Department: Fulltime 5 Volunteer 40 Insurance Rating: 4

911: Yes X No ____ Building Codes: na

Planning Commission: Yes X No ____ Business License Required: Yes X No ____

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No ____

TAXES
(Local)

Assessed Valuation: City: $33,044,065 County: $517,069,189

Tax Levy (mills) City: 8.00 County: 13.00 Schools: 54.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	4	2	1	1	0
T-P Ratio	15:1	13:1	15:1	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 28,282

Day Care Centers: 2 Senior Centers: 1

Churches: Catholic: 1 Protestant: 18 Jewish: 0 Other: 5

Commercial: Shopping Centers: 4

Hotel/Motels: 15 Total rooms: 1,193

RV Parks: 4 Total Spaces: 285

Conventions Facilities: 6 Capacity: 650

Medical Facilities: Hospitals: 1 Beds: 42

Nursing Homes: 1 Total Rooms: 60

Doctors: 14 Dentists: 8

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: Bi-weekly

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes. X No:

Telephone Service Provider: Mountain Bell

Post Offices: 1 Class: First Overnight Mail Services: 5

Recreation: baseball fields: 6 tennis courts: 6 swimming pools: 4

golf courses: 1 bike paths: 0 soccer fields: 6

skating rinks: 1 movie theaters: 5 outdoor movies: 0

recreation center: 1 number of parks: 14 other: 3

Area Attractions/Distance: Uinta County Museum, Wyoming Downs Pari-mutuel Racing, Eagle Rock Ski Area, 60 miles to major Utah ski resorts; Cowboy Days Rodeo (Labor Day weekend); Chili Cookoff (June)

Cultural Attractions: Uinta County Museum, Community Concerts and Plays, Fort Bridger Historical Site, Arts and Crafts Shows; Bear River Mountain Man Rendezvous

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	3,706	3,130	576	$ na	320	295	25
Mobile Home	2,015	1,530	485	$ na	31	21	10
Multi Family	897	85	812	$ na	79	4	75
Senior Housing	na	na	na	$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Utah Power Contact: Scott Rhees Telephone # 789-2446

Maximum generating capacity: 3.016 peak load: 2.175 Loop System: Yes X No -

Industrial rates: na

Natural Gas: Suppliers: Mountain Fuel Contact: Leonard Hansen Telephone # 362-2642

Maximum capacity: 961 (mcf) peak demand: 320 (mcf)

Rating: 1000.39 Btu/cf

Industrial rates: na

Water: Supplier: City of Evanston Contact: City Hall Telephone # 789-9690

Maximum daily capacity: 8 M (GD-Gallons/Day) Peak daily demand: 5-6 M (GD)

Excess capacity available: Yes X No Residual Pressure: 75 psi

Loop System: Yes X No - Industrial rates: 4"-$51/mo.; 6"-$89/mo.; + $1.20/100 gal consumed Tap Fees: vary

Sewer: Treatment plant: Oxidation Ditch Tap Fees: vary

Present load: 2.5 M (GD) Capacity: 8 M (GD)

Solid Waste Disposal Available: Yes No

TRANSPORTATION

Major Highways: I-80; WY 89, 150 Nearest Interstate Adjacent miles

Railroad: Union Pacific

Trucking Firms/distance to nearest terminal Consolidated Freightways, North Park Transportation, Edson Express, Valley Cargo (all local terminals)

Airport: Evanston Municipal Airport

Runway Length: 7,300 feet Type of Surface: concrete

Lights: Yes X No Tower: Yes No X

Instrument Landing System: Yes X No

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes X No

Parcel Service: U.P.S. Distance to Terminal: local

Bus Service: Greyhound

Public Transportation: none

Express Service: Federal Express, Pony Express, Airborne Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 60

Total work force: 9,000 Average unemployment rate: 9.0%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	49	1,191	$ 619
Mining	65	685	$ 425
Construction	16	218	$ 340
Manufacturing	46	405	$ 524
Trans. Comm. & Utilities	44	215	$ 496
Wholesale Trade	118	1,403	$ 183
Retail Trade	37	179	$ 331
Finance, Insurance, Real Estate	158	2,443	$ 301
Services	24	532	$ 351
Public Administration	-	-	$ -

Major Industry/Resources

Major Employers	Product	No. Employees
Uinta County School District #1	Education	384
WY State Hospital	Health	400
Amoco Production Company	Oil/Gas	255
Chevron USA	Oil/Gas	230
City of Evanston	Government	100
Uinta County	Government	258

INDUSTRIAL PROPERTIES

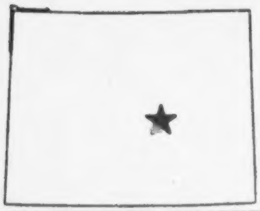
Local Contact	Telephone No.
UCEDC	789-4261

LOCAL CONTACT

Uinta County
Economic Development Commission
225 9th Street
Evanston, WY 82930
(307) 789-4261

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840



EVANSVILLE , WYOMING
1990
COMMUNITY PROFILE

HISTORY

na

LOCATION

Major Cities/Distance

Denver 300 Salt Lake City 660 Phoenix 1,116 Seattle 1,465

San Francisco 1,418 Chicago 1,167 Dallas 1,073 New York 2,004

POPULATION

	CITY	COUNTY
1980	2,652	72,856
1985	2,335	72,449
1989	2,335	64,700

CLIMATE

Temperature: Annual Average na Monthly Average (January) 22.2 (July) 70.9

Precipitation: Annual Average na Humidity: Annual Average 64.0%

Annual Average Rainfall 11.28" Annual Average Snowfall 77.0"

Sunshine Days: 275 Average Growing Season: 120 days

Elevation: 5,123 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 6 Volunteer na

Fire Department: Fulltime na Volunteer 13 Insurance Rating: 7

911: Yes X No ____ Building Codes: yes

Planning Commission: Yes ____ No X Business License Required: Yes X No ____ -

Zoning Regulations: Yes ____ No X Industrial Plan Approval: Yes - No X

TAXES
(Local)

Assessed Valuation: City: $3,556,070 County: $352,216,902

Tax Levy (mills) City: 8.00 County: 12.00 Schools: 44.09

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	4	2	1	na
T-P Ratio	na	na	na	na	na

Vocational Schools: 1

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 3 Total Volumes: na

Day Care Centers: 4 Senior Centers: 0

Churches: Catholic: 0 Protestant: 4 Jewish: 0 Other: 0

Commercial: Shopping Centers: 1

Hotel/Motels: 1 Total rooms: 103

RV Parks: 1 Total Spaces: na

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 1(Casper) Beds: na

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 0

Ambulance Service: Yes: X No:

Communications: Newspapers: 2 Daily: 1 Weekly: 1

Radio Stations: AM: 1 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: 1st Overnight Mail Services: 1

Recreation: baseball fields: 3 tennis courts: 1 swimming pools: 0

golf courses: 0 bike paths: 1 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 2 other: 0

Area Attractions/Distance: Hogadon Ski Area - 10 mi.; Alcova Lake - 26 mi.; Ayers National Bridge - 40 mi.; Hells Half Acre - 50 mi.; Teapot Rock - 30 mi.; Independence Rock - 40 mi.; Medicine Bow National Forest.

Cultural Attractions: Historical-Reshaw Exhibit, Event Center - 3 mi.; Krempert Theatre - 4 mi.; Fort Casper Museum - 4 mi.; Casper Symphony Orchestra, Ballet Theatre, Civic Corale, Casper Troopers, Pioneer Museum.

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	406	na	na	$ na	na	na	na
Mobile Home	286	na	na	$ na	na	na	na
Multi Family	17	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other	2	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific Power Contact: Dick Seeman Telephone # 261-7007

Maximum generating capacity: 4 M KW peak load: 4500KW Loop System: Yes X No -

Industrial rates: $.04 per kilowatt hour

Natural Gas: Suppliers: Northern Gas of Wyo. Contact: na Telephone # 235-1541

Maximum capacity: 10,000 (mcf) peak demand: 626/day (mcf)

Rating: 85,000 Btu/cf

Industrial rates: Negotiated rates Under 3,000 mcf $4.02; over 3,000 mcf $3.90

Water: Supplier: Municipal Contact: Maurice Boyd Telephone # 234-6530

Maximum daily capacity: 2 M (GD-Gallons/Day) Peak daily demand: 1,280,000 (GD)

Excess capacity available: Yes X No ___ Residual Pressure: 80 psi

Loop System: Yes X No - Industrial rates: Town-$12.75 Srv Fee; $1.30/1000 Out-Town 419.13 Srv Fee; $1.96/1000 Tap Fees: ¾" = $970; 8" = 38,700

Sewer: Treatment plant: Metro System Tap Fees: ¾" = 4,285; 6" = 471,164

Present load: .02 MGD (GD) Capacity: 14 MGD (GD)

Solid Waste Disposal Available: Yes X No -

TRANSPORTATION

Major Highways: US 20, 26; I-25 Nearest Interstate Adjacent miles

Railroad: Burlington Northern; Chicago Northwestern

Trucking Firms/distance to nearest terminal na

Airport: Natrona County International Airport

Runway Length: 410,600; 8,682 Type of Surface: concrete

Lights: Yes X No ___ Tower: Yes x No ___

Instrument Landing System: Yes X No ___

Airlines serving area: Continental Express; Delta; United Express

Daily Flights: yes

Fixed Base Operators/Air Taxi: Yes X No -

Parcel Service: U.P.S. Distance to Terminal: local

Bus Service: Powder River Transportation

Public Transportation: Senior Citizen Bus

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): County Wide

Total work force: 28,455 Average unemployment rate: 6.8%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	-	-	$ -
Mining	-	-	$ -
Construction	-	-	$ -
Manufacturing	3	-	$ -
Trans. Comm. & Utilities	-	-	$ -
Wholesale Trade	-	-	$ -
Retail Trade	4	-	$ -
Finance, Insurance, Real Estate	1	-	$ -
Services	20	-	$ -
Public Administration	1	-	$ -

Major Industry/Resources

Major Employers	Product	No. Employees
Coleman and Sons, Inc.	Oilfield Equip./Sales	na
Shilo Inn	Service	na
Evansville School	Education	na
Equality Bank	Banking Services	na
United Building Center	Building Materials	na
Evansville City Govt.	Government	26

INDUSTRIAL PROPERTIES

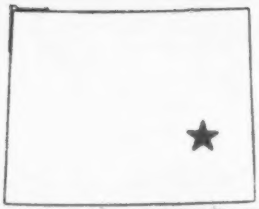
Local Contact	Telephone No.
Mayor	307-234-6530

LOCAL CONTACT

Mayor's Office
P.O. Drawer 158
Evansville, WY 82636
(307) 234-6530

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840



GLENDO , WYOMING
1990
COMMUNITY PROFILE

HISTORY

The Glendo area is rich in history. The California, Oregon, Mormon Trails and the Overland Stage route passed south of Glendo turning to the west at Horseshoe Creek where a stage station once stood. The original townsite was along the Horseshoe and was called Bellewood. When the railroad was built to the terminal at Glendo it was named after the valley it lies in.

LOCATION

Major Cities/Distance

Denver 200 Salt Lake City 430 Phoenix 1,018 Seattle 1,147
San Francisco 1,470 Chicago 1,216 Dallas 984 New York 2,051

POPULATION

	CITY	COUNTY
1980	367	11,957
1985	350	9,800
1989	300	9,700

CLIMATE

Temperature: Annual Average 49.5 Monthly Average (January) 32.3 (July) 73.5
Precipitation: Annual Average 12.4" Humidity: Annual Average 52.0%
Annual Average Rainfall 12.4 Annual Average Snowfall 55 7"
Sunshine Days: 234 Average Growing Season: 133
Elevation: 4,718 Feet

GOVERNMENT

Type: Mayor/Council
Police Department: Fulltime 1 Volunteer 0
Fire Department: Fulltime na Volunteer 12 Insurance Rating: 6
911: Yes X No Building Codes: yes
Planning Commission: Yes X No Business License Required: Yes No X
Zoning Regulations: Yes No X Industrial Plan Approval: Yes No X

TAXES
(Local)

Assessed Valuation: City: $587,114 County: $111,499,155
Tax Levy (mills) City: 8.000 County: 12.00 Schools: 6.000

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	0	1	0	0
T-P Ratio	1:10	na	1:5	na	na

Vocational Schools: none

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 600

Day Care Centers: 0 Senior Centers: 0

Churches: Catholic: 1 Protestant: 2 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 3 Total rooms: 35

RV Parks: 4 Total Spaces: 50

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 0

Ambulance Service: Yes: X No:

Communications: Newspapers: 0 Daily: 0 Weekly: 0

Radio Stations: AM: 0 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: 3rd Overnight Mail Services: 1

Recreation: baseball fields: 1 tennis courts: 1 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 1 other: 0

Area Attractions/Distance: Glendo State Park and Lake is located 2 miles from Glendo offering summer water sports, fishing, camping, rock hunting. Laramie Peak and the Medicine Bow National Forest - 30 min. away.

Cultural Attractions: Cheyenne and Casper Events Centers just 1 hour

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING		VACANT UNITS SALE OR FOR RENT	
	Total	Owner	Rental		Total	Owner	Rental
Single Family	na	na	na	$ na	na	na	na
Mobile Home	na	na	na	$ na	na	na	na
Multi Family	na	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other na	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific Power Contact: Rick Hill Telephone # 358-3475

Maximum generating capacity: na peak load. na Loop System: Yes - No -

Industrial rates: na

Natural Gas: Suppliers: Kansas Nebraska Contact: Rex Turner Telephone # 358-4242

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: na

Water: Supplier: Town of Glendo Contact: Town Hall Telephone # 735-4242

Maximum daily capacity: 216,000 (GD-Gallons/Day) Peak daily demand: 50,400 (GD)

Excess capacity available: Yes X No ____ Residual Pressure: 43 psi

Loop System: Yes X No ____ Industrial rates: $2.75/1,000 gal Tap Fees: $600.00

Sewer: Treatment plant: Lagoon Tap Fees: $300.00

Present load: 6.480 (GD) Capacity: 172,800 (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: I-25; U. S. 20 and 26 Nearest Interstate adjacent miles

Railroad: Burlington Northern

Trucking Firms/distance to nearest terminal Edson Express - 30 miles; North Park - 30 miles; PC Transport - 70 miles; Yellow Freight - 70 miles

Airport: Thomas Memorial Airport

Runway Length: 2,500′ Type of Surface: dirt

Lights: Yes ____ No X Tower: Yes ____ No X

Instrument Landing System: Yes ____ No X

Airlines serving area: na

Daily Flights: yes

Fixed Base Operators/Air Taxi: Yes ____ No X

Parcel Service: UPS Distance to Terminal: 30 miles

Bus Service: Powder River

Public Transportation: none

Express Service: UPS

LABOR ANALYSIS

Radius of labor drawing area (miles): 30 miles

Total work force: 3,784 Average unemployment rate: 8.6%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	35	62	$ na
Mining	na	na	$ na
Construction	2	7	$ na
Manufacturing	2	6	$ na
Trans. Comm. & Utilities	na	na	$ na
Wholesale Trade	na	na	$ na
Retail Trade	10	63	$ na
Finance, Insurance, Real Estate	2	4	$ na
Services	18	34	$ na
Public Administration	2	27	$ na

Major Industry/Resources

Major Employers	Product	No. Employees
Burlington Northern	Railroad	10
School District #1	Education	25
Glendo Marina	Marine Products	30
Howard's General Store	Retail	20
Glendo State Park	Recreation	10
na	na	

INDUSTRIAL PROPERTIES

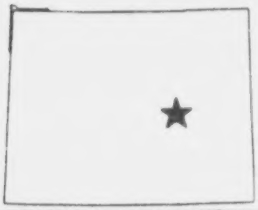
Local Contact	Telephone No.
Town of Glendo	735-4242

LOCAL CONTACT

Glendo Econ Devel Assn
P. O. Box 396
Glendo, WY 82213
735-4242

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840



GLENROCK , WYOMING
1990
COMMUNITY PROFILE

HISTORY

Glenrock was founded in 1909. It is 25 miles east of Casper and 25 miles west of Douglas. The Oregon Trail came through Glenrock on the way West during the 1800's.

LOCATION

Major Cities/Distance

Denver 252 Salt Lake City 490 Phoenix 841 Seattle 767

San Francisco 1,170 Chicago 1,200 Dallas 906 New York 1,940

POPULATION

	CITY	COUNTY
1980	2,736	14,069
1985	2,488	12,825
1989	2,302	11,866

CLIMATE

Temperature: Annual Average 50 Monthly Average (January) 23.0 (July) 70.0

Precipitation: Annual Average 5.70" Humidity: Annual Average na

Annual Average Rainfall 5.70" Annual Average Snowfall 40.0"

Sunshine Days: 328 Average Growing Season: 120 days

Elevation: 5,090 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 10 Volunteer 0

Fire Department: Fulltime 0 Volunteer 30 Insurance Rating: na

911: Yes X No ___ Building Codes: yes

Planning Commission: Yes X No ___ Business License Required: Yes X No ___

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes ___ No X

TAXES
(Local)

Assessed Valuation: City: $4,698,152 County: $211,092,638

Tax Levy (mills) City: 8.00 County: 12.00 Schools: 25.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	1	1	1*	0
T-P Ratio	1:21	1:16	1:14	na	na

Vocational Schools: 0 *2 yr. community college

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 26,118

Day Care Centers: 4 Senior Centers: 1

Churches: Catholic: 1 Protestant: 8 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 3 Total rooms: 45

RV Parks: 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 1 Dentists: 1

Ambulance Service: Yes: X No: ____

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 0 FM: 0 Public: 0

Cable TV: Yes: X No: ____

Telephone Service Provider: U.S. West

Post Offices: 1 Class: First Overnight Mail Services: 3

Recreation: baseball fields: 5 tennis courts: 2 swimming pools: 2

golf courses: 1 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 1 outdoor movies: 0

recreation center: 1 number of parks: 6 other: 0

Area Attractions/Distance: Deer Creek Station, Deer Creek Days in July

Cultural Attractions: Paisley Shawl-Higgins Hotel, Rock in the Glen

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	772	750	22	$ na	35	30	5
Mobile Home	91	81	10	$ na	4	0	4
Multi Family	61	31	30	$ na	2	2	0
Senior Housing	16	0	16	$ na	5	0	5
Other ______	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific Power Contact: Barry Cunningham Telephone # 426-2712

Maximum generating capacity: 750 peak load: 830 Loop System: Yes X No ____

Industrial rates: na

Natural Gas: Suppliers: KN Energy Contact: Jack Kleist Telephone # 436-2621

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: percentage of use

Water: Supplier: Town of Glenrock Contact: Joyce Bryan Telephone # 436-9294

Maximum daily capacity: 1.5 M (GD-Gallons/Day) Peak daily demand: 1.67 M (GD)

Excess capacity available: Yes X No ____ Residual Pressure: 49-95

Loop System: Yes X No ____ Industrial rates: $6.00 minimum; +.75 per 1,000 after 3,000 Tap Fees: $800

Sewer: Treatment plant: Lagoon Tap Fees: $800

Present load: 260,000 (GD) Capacity: 100,000 (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: I-25; WY 20, 26 Nearest Interstate 3 miles

Railroad: Chicago Northwestern, Burlington Northern

Trucking Firms/distance to nearest terminal Edson, 25m.; Rocky Mountain, 25m.; UPS, 25m.

Airport: none

Runway Length: na Type of Surface: na

Lights: Yes ____ No X Tower: Yes ____ No X

Instrument Landing System: Yes ____ No X

Airlines serving area: Converse County - 25 mi.; Natrona Co. - 27 mi.

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ____ No X

Parcel Service: U.P.S. Distance to Terminal: 25 miles

Bus Service: ____

Public Transportation: none

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 30

Total work force: na Average unemployment rate: na

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	-	-	$ -
Mining	-	-	$ -
Construction	2	23	$ 580.00
Manufacturing	-	-	$ -
Trans. Comm. & Utilities	5	541	$ 560.00
Wholesale Trade	1	2	$ 186.80
Retail Trade	22	154	$ 186.80
Finance, Insurance, Real Estate	8	18	$ 474.80
Services	30	150	$ 206.80
Public Administration	1	21	$ 420.00

Major Industry/Resources

Major Employers	Product	No. Employees
Dave Johnston Power Plant	Electricity	257
School System	Education	90
Glenrock Coal	Coal	181
Town of Glenrock	Government	21

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Fran Larson	436-2716
Mike Rafferty	436-5303

LOCAL CONTACT

John Rookstool, Mayor
P.O. Box 417
Glenrock, WY 82637
436-9294

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

GREEN RIVER , WYOMING
1990
COMMUNITY PROFILE

HISTORY

Green River is one of the oldest communities in the state. It was first incorporated in 1868 under Dakota Territory, then in May of 1891 was incorporated under the laws of the State of Wyoming. The railroad gave the area its first boom and in 1875, Green River became the County Seat of Sweetwater County. In the 1950's the mining industry became important to Green River and has been steadily increasing through the early 1980's.

LOCATION

Major Cities/Distance

Denver 358 Salt Lake City 175 Phoenix 880 Seattle 1,001

San Francisco 919 Chicago 1,241 Dallas 1,149 New York 2,072

POPULATION

	CITY	COUNTY
1980	12,807	41,723
1985	14,705	42,963
1989	13,015	42,347

CLIMATE

Temperature: Annual Average 43.2 Monthly Average (January) 13.9 (July) 69.0

Precipitation: Annual Average 8.7" Humidity: Annual Average 45%

Annual Average Rainfall 5.5" Annual Average Snowfall 34.9

Sunshine Days: 237 Average Growing Season: 106 days

Elevation: 6,100 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 31 Volunteer 0

Fire Department: Fulltime 1 Volunteer 35 Insurance Rating: 4

911: Yes X No Building Codes: UBC

Planning Commission: Yes X No Business License Required: Yes X No

Zoning Regulations: Yes X No Industrial Plan Approval: Yes X No

TAXES
(Local)

Assessed Valuation: City: $26,655,329 County: $864,228,850

Tax Levy (mills) City: 9.00 County: 12.22 Schools: 74.83

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	6	2	1	1	1
T-P Ratio	1:16	1:16	1:16	1:16	1:16

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 60,552

Day Care Centers: 4 Senior Centers: 1

Churches: Catholic: 1 Protestant: 15 Jewish: 1 Other: 3

Commercial: Shopping Centers: 3

Hotel/Motels: 7 Total rooms: 174

RV Parks: 1 Total Spaces: 53

Conventions Facilities: 2 Capacity: 550

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 1 Total Rooms: 59

Doctors: 5 Dentists: 6

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: First Overnight Mail Services: 1

Recreation: baseball fields: 10 tennis courts: 10 swimming pools: 2

golf courses: 1 bike paths: 0 soccer fields: 3

skating rinks: 1 movie theaters: 1 outdoor movies: 0

recreation center: 1 number of parks: 16 other: 26

Area Attractions/Distance: Seedskadee National Wildlife Refuge, 37m.; Flaming Gorge National Recreation Area, 22m.; Expedition Island, local; Sheep Creek Geological Area, 60m.

Cultural Attractions: County Museum, Flaming Gorge Days, Nutcracker Ballet, Peter the Wolf and Coppelia Ballet

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	2,831	2,522	309	$ 90,000	208	60	148
Mobile Home	655	na	na	$ 20-25,000	20	na	na
Multi Family	187	na	na	$ 40,000	259	na	na
Senior Housing	138	na	na	$ 2,500,000	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific P and L Contact: Mike Ignowski Telephone # 875-3766

Maximum generating capacity: 4,042 MW peak load: 40,732 MW Loop System: Yes X No

Industrial rates: basic charge 100 KW or less $155/KW

Natural Gas: Suppliers: Mountain Fuel Contact: L. Hansen Telephone # 362-5671

Maximum capacity: unlimited (mcf) peak demand: unlimited (mcf)

Rating: 1,040 Btu/cf

Industrial rates: negotiated - average $2.70/MCF

Water: Supplier: Joint Powers Water Contact: Jim Wilcox Telephone # 875-5000

Maximum daily capacity: 23 M (GD-Gallons/Day) Peak daily demand: 14 M (GD)

Excess capacity available: Yes X No Residual Pressure: 60 psi

Loop System: Yes No X Industrial rates: ¾" meter, 8.71 min.; 1.745 c/cf to 402 cf Tap Fees: ¾"-2", $50, 3" actual

Sewer: Treatment plant: City of Green River Tap Fees: $8.75 for ¾"

Present load: 1 M (GD) Capacity: 1.5 M (GD)

Solid Waste Disposal Available: Yes X No

TRANSPORTATION

Major Highways: I-80; WY 372, 530 Nearest Interstate 1 miles

Railroad: Union Pacific

Trucking Firms/distance to nearest terminal Yellow Freight, Edson Express, NPT 16 miles

Airport: Sweetwater County Airport

Runway Length: 10,000 feet Type of Surface: asphalt

Lights: Yes X No Tower: Yes X No

Instrument Landing System: Yes X No

Airlines serving area: Continental Express

Daily Flights: yes

Fixed Base Operators/Air Taxi: Yes X No

Parcel Service: U.P.S. Distance to Terminal: 16

Bus Service: Greyhound Lines

Public Transportation: none

Express Service: Federal Express, Pony Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 10,497 square (county)

Total work force: 18,153 (county) Average unemployment rate: 7.1% (county)

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	331	4,587	$ 313
Mining	58	4,511	$ 806
Construction	170	1,207	$ 493
Manufacturing	21	492	$ 489
Trans. Comm. & Utilities	82	1,592	$ 561
Wholesale Trade	93	700	$ 550
Retail Trade	250	2,998	$ 199
Finance, Insurance, Real Estate	73	438	$ 360
Services	-	-	$ -
Public Administration	1	100	$ 349

Major Industry/Resources

Major Employers	Product	No. Employees
FMC	Soda Ash	1,024
General Chemical	Soda Ash	650
Stauffer Chemical	Soda Ash	500
T.G. Soda Ash, Inc.	Soda Ash	350
Tenneco Minerals	Soda Ash	296
Church and Dwight	Baking Soda	165

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
na	na

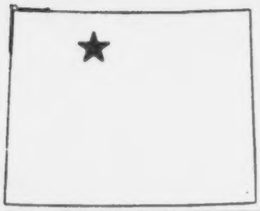
LOCAL CONTACT

Norman Stark, Clerk/Treasurer
City of Green River
50 East Second North
Green River, WY 82935
(307) 875-5000

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

Update 1/90



GREYBULL, WYOMING
1990
COMMUNITY PROFILE

HISTORY

Greybull was established in 1909 as a railroad town for CB&Q Railroad. The town name was derived from the Greybull River, which is said to have been named for an albino buffalo held sacred by the Indians.

LOCATION

Major Cities/Distance

Denver 431 Salt Lake City 422 Phoenix 1,186 Seattle 941

San Francisco 1,159 Chicago 1,352 Dallas 1,280 New York 2,171

POPULATION

	CITY	COUNTY
1980	2,277	11,896
1985	2,151	11,256
1989	2,138	11,189

CLIMATE

Temperature: Annual Average 45.9 Monthly Average (January) 15.0 (July) 72.0

Precipitation: Annual Average 5.27" Humidity: Annual Average 55%

Annual Average Rainfall 5.27" Annual Average Snowfall 16.1

Sunshine Days: na Average Growing Season: 157 days

Elevation: 3,788 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 4 Volunteer 0

Fire Department: Fulltime 0 Volunteer 24 Insurance Rating: 7

911: Yes X No ___ Building Codes: yes

Planning Commission: Yes X No ___ Business License Required: Yes ___ No X

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes X No ___

TAXES
(Local)

Assessed Valuation: City: $4,045,071 County: $101,272,893

Tax Levy (mills) City: 8.00 County: 12.00 Schools: 25.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: na

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	1	1	0	0
T-P Ratio	1:14	1:14	1:10	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 14,400

Day Care Centers: 0 Senior Centers: 1

Churches: Catholic: 1 Protestant: 14 Jewish: 0 Other: 1

Commercial: Shopping Centers: 0

Hotel/Motels: 7 Total rooms: 110

RV Parks: 2 Total Spaces: 99

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 1 Beds: 28

Nursing Homes: 1 Total Rooms: 25

Doctors: 2 Dentists: 1

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: Second Overnight Mail Services: 1

Recreation: baseball fields: 7 tennis courts: 1 swimming pools: 1

golf courses: 1 bike paths: 0 soccer fields: 0

skating rinks: 1 movie theaters: 0 outdoor movies: 0

recreation center: 1 number of parks: 2 other: 0

Area Attractions/Distance: Sheep Mountain, 10 m.; Big Horn Mountains and Ski Area, 32 m.; Devils Kitchen, 5m.

Cultural Attractions: Buffalo Bill Museum, 54 m.; Entrance to Yellowstone National Park, 110 m.; Greybull Museum

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	914	na	na	$ na	na	na	na
Mobile Home	52	na	na	$ na	na	na	na
Multi Family	35	na	na	$ na	na	na	na
Senior Housing	16	na	na	$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific P and L Contact: na Telephone # 347-4244

Maximum generating capacity: 4.1 MW peak load: 3 MW Loop System: Yes - No -

Industrial rates: 3,000 kw or less $660 + .5/kw over 3,000 $810 + .45

Natural Gas: Suppliers: Williston Basin Contact: na Telephone # na

Maximum capacity: na (mcf) peak demand: 1.709 M (mcf)

Rating: 1,000 Btu/cf

Industrial rates: First 300 mcf-4.96904, over 300 mcf-4.86904

Water: Supplier: Town of Greybull Contact: Town Foreman Telephone # 765-2682

Maximum daily capacity: 850,000 (GD-Gallons/Day) Peak daily demand: 1.1 M (GD)

Excess capacity available: Yes X No ____ Residual Pressure: na

Loop System: Yes - No - Industrial rates: na Tap Fees: $1500

Sewer: Treatment plant: Lagoon Tap Fees: $200

Present load: 160 M (GD) Capacity: na (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: US 14,16,20 Nearest Interstate 100 miles

Railroad: Burlington Northern

Trucking Firms/distance to nearest terminal Dan Brown Trucking, 1m.; Edson Express, 32m.; North Park, 32m.

Airport: South Big Horn County Airport

Runway Length: 6,300 Type of Surface: asphalt

Lights: Yes X No ____ Tower: Yes ____ No X

Instrument Landing System: Yes X No ____

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes X No ____

Parcel Service: U.P.S. Distance to Terminal: na

Bus Service: Cody Bus Line

Public Transportation: none

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 50

Total work force: 5,062 Average unemployment rate: 11%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	1	9	$ 281.60
Mining	2	112	$ 360.00
Construction	-	-	$ 289.60
Manufacturing	-	-	$ 231.20
Trans. Comm. & Utilities	4	-	$ 300.80
Wholesale Trade	-	-	$ 292.80
Retail Trade	35	140	$ 160.00
Finance, Insurance, Real Estate	5	9	$ 548.40
Services	-	-	$ 188.00
Public Administration	3	25	$ 280.00

Major Industry/Resources

Major Employers	Product	No. Employees
M.I. Drilling	Bentonite	60
Wyo-Ben	Bentonite	52
Burlington Northern	Railroad	88
Hawkins and Powers	Aviation	80
School District	Education	87
-	-	-

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Town of Greybull	765-9431

LOCAL CONTACT

City Clerk
Town of Greybull
P.O. Box 271
Greybull, WY 82426
765-9431

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

GUERNSEY , WYOMING
1990
COMMUNITY PROFILE

HISTORY

LOCATION

Major Cities/Distance

Denver 193 Salt Lake City 485 Phoenix 1,020 Seattle 1,461

San Francisco 1,220 Chicago 1,168 Dallas 967 New York 1,911

POPULATION

	CITY	COUNTY
1980	1,515	11,975
1985	1,350	9,898
1989	1,200	9,787

CLIMATE

Temperature: Annual Average 50 Monthly Average (January) 32.3 (July) 73.5

Precipitation: Annual Average 12.47" Humidity: Annual Average 49%

Annual Average Rainfall 8" Annual Average Snowfall 4"

Sunshine Days: 234 Average Growing Season: 133 days

Elevation: 4,380 Feet

GOVERNMENT

Type: Mayor/Council

Police Department: Fulltime X Volunteer na

Fire Department: Fulltime na Volunteer X Insurance Rating: 7

911: Yes X No ____ Building Codes: yes

Planning Commission: Yes X No ____ Business License Required: Yes ____ No X

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No ____

TAXES

(Local)

Assessed Valuation: City: 71.381 County: 64.259

Tax Levy (mills) City: 7.9 County: 12 Schools: 26

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	1	1	0	0
T-P Ratio	1:14	1:7	na	na	na

Vocational Schools: None

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: na

Day Care Centers: 1 Senior Centers: 0

Churches: Catholic: na Protestant: na Jewish: na Other: na

Commercial: Shopping Centers: 0

Hotel/Motels: 2 Total rooms: 50

RV Parks: 2 Total Spaces: 20

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 1 Dentists: 0

Ambulance Service: Yes: X No: ____

Communications: Newspapers: 1 Daily: 6 Weekly: 1

Radio Stations: AM: na FM: na Public: na

Cable TV: Yes: X No: ____

Telephone Service Provider: United Telephone

Post Offices: 1 Class: na Overnight Mail Services: yes

Recreation: baseball fields: 1 tennis courts: 1 swimming pools: 1

golf courses: 1 bike paths: na soccer fields: na

skating rinks: 0 movie theaters: na outdoor movies: na

recreation center: na number of parks: 4 other: na

Area Attractions/Distance: Guernsey State Park/Boating, fishing, camping, swimming

Cultural Attractions: Old Fort Laramie, Oregon Trail Rutts, and Register Cliff

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	313	252	61	$ na	45	25	20
Mobile Home	146	109	38	$ na	24	6	18
Multi Family	21	3	18	$ na	15	na	15
Senior Housing	na	na	na	$ na	na	na	na
Other na	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Town of Guernsey Contact: Pete Green Telephone # 836-2335

Maximum generating capacity: na peak load: 1637KW Loop System: [✓ Yes] No -

Industrial rates: negotiable

Natural Gas: Suppliers: K N Energy Contact: Mr. Flaherty Telephone # 836-2513

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: na

Water: Supplier: Town of Guernsey Contact: Mr. Green Telephone # 836-2335

Maximum daily capacity: 2,534,400 (GD-Gallons/Day) Peak daily demand: 2,263,400 (GD)

Excess capacity available: [✓ Yes] No - Residual Pressure: 40-60psi

Loop System: [✓ Yes] No Industrial rates: .0015 per gallon Tap Fees: 1"-$374.00

Sewer: Treatment plant: aeration Tap Fees: $354.00

Present load: 79,955 (GD) Capacity: 656,000 (GD)

Solid Waste Disposal Available: [✓ Yes] No

TRANSPORTATION

Major Highways: Hwy 26 Nearest Interstate 19 miles

Railroad: Burlington Northern

Trucking Firms/distance to nearest terminal Salt Creek Freightway, 30 miles; Rumsey, 30 miles; Pierceson Trucking, 30 miles; Hock Trucking, 30 miles

Airport: Guernsey Municipal Airport

Runway Length: 5,500 Type of Surface: paved surface

Lights: Yes [✓ No] Tower: Yes [✓ No]

Instrument Landing System: [✓ Yes] No

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: [✓ Yes] No

Parcel Service: na Distance to Terminal: na

Bus Service: nearest bus service 32 miles

Public Transportation: none

Express Service: Parcel Post, UPS

LABOR ANALYSIS

Radius of labor drawing area (miles): 30 miles

Total work force: 4455 Average unemployment rate: 6.8%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	-	-	$ -
Mining	1	-	$ -
Construction	-	-	$ -
Manufacturing	-	-	$ -
Trans. Comm. & Utilities	2	8	$ -
Wholesale Trade	-	-	$ -
Retail Trade	10	-	$ -
Finance, Insurance, Real Estate	2	2	$ -
Services	-	-	$ -
Public Administration	-	-	$ -

Major Industry/Resources

Major Employers	Product	No. Employees
Burlington Northern	Fueling/Switching Station	150-200
Camp Guernsey	Training Site	45
Guernsey Stone Co.	Gravel/Minerals	na
Basin Electric	Power Plant	335
Major Petroleum Pipeline	Pump Station	5
Platte County Schools	Education	70

INDUSTRIAL PROPERTIES

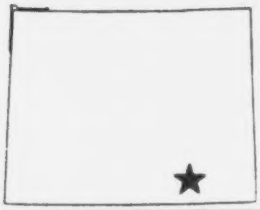
Local Contact	Telephone No.
Nick Costopoulos	836-2404

LOCAL CONTACT

Darrell L. Offe
P. O. Box 310
Guernsey, WY 82214
(307) 836-2335

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840



HANNA , WYOMING
1990
COMMUNITY PROFILE

HISTORY

The town of Hanna, Wyoming owes its founding, initial growth, decline and its resurgence to man's changing perceptions of the value of the large deposits of low sulfur coal in the immediate vicinity. While Hanna was not the first settlement to spring up next to coal seams in this area of Wyoming, it has outlasted others because of the extent of the coal deposits in the area.

LOCATION

Major Cities/Distance

Denver 220 Salt Lake City 330 Phoenix 2,060 Seattle 1,100
San Francisco 1,079 Chicago 1,227 Dallas 1,077 New York 2,062

POPULATION

	CITY	COUNTY
1980	2,288	21,896
1985	1,472	17,950
1989	1,400	16,902

CLIMATE

Temperature: Annual Average 42.2 Monthly Average (January) 22.5 (July) 63.5
Precipitation: Annual Average 8.64" Humidity: Annual Average low
Annual Average Rainfall 8.64" Annual Average Snowfall [illegible]
Sunshine Days: 219 Average Growing Season: 100 days
Elevation: 6,777 Feet

GOVERNMENT

Type: Mayor - Council
Police Department: Fulltime 7 Volunteer 0
Fire Department: Fulltime 0 Volunteer 14 Insurance Rating: 5
911: Yes X No ____ Building Codes: yes
Planning Commission: Yes X No ____ Business License Required: Yes ____ No X
Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No ____

TAXES
(Local)

Assessed Valuation: City: $2,647,674 County: $301,367,153
Tax Levy (mills) City: 9.00 County: 31.22 Schools: 31.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	1-comb w/H.S.	1-comb w/J.H.	0	0
T-P Ratio	1:18	1:11	1:11	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 3,600

Day Care Centers: 0 Senior Centers: 0

Churches: Catholic: 1 Protestant: 5 Jewish: 0 Other: 1

Commercial: Shopping Centers: 9

Hotel/Motels: 1 Total rooms: 20

RV Parks: 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 1 Dentists: 0

Ambulance Service: Yes: X No:

Communications: Newspapers: 2 Daily: 1 Weekly: 1

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: Second Overnight Mail Services: 1

Recreation: baseball fields: 2 tennis courts: 1 swimming pools: 1

golf courses: 0 bike paths: 0 soccer fields: 1

skating rinks: 1 movie theaters: 0 outdoor movies: 0

recreation center: 1 number of parks: 2 other: 0

Area Attractions/Distance: Movies, bowling, concerts, plays, 40 m. excellent hunting and fishing

Cultural Attractions: Library, park, recreation center, Miner Memorial

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	834	na	na	$ na	na	na	na
Mobile Home	na	na	na	$ na	na	na	na
Multi Family	na	na	na	$ na	na	na	na
Senior Housing	2	na	na	$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific P and L over Contact: Bob Dahl Telephone # 324-2761

Maximum generating capacity: 4500MW peak load: 20.6MW Loop System: Yes ____ No X

Industrial rates: $0.032 per kilowatt hour

Natural Gas: Suppliers: Northern Gas Contact: Larry Reinholtz Telephone # 324-2723

Maximum capacity: 5 M (mcf) peak demand: 3.7 M (mcf)

Rating: 85,000 Btu/cf

Industrial rates: $3.83 MCF

Water: Supplier: Town of Hanna Contact: Town of Hanna Telephone # 325-9424

Maximum daily capacity: 2M (GD-Gallons/Day) Peak daily demand: 1 M (GD)

Excess capacity available: Yes X No ____ Residual Pressure: 60-100

Loop System: Yes X No ____ Industrial rates: $1.10 per 1,000 up to 50,000 $1.32 per 1,000 over 50,000 Tap Fees: $400

Sewer: Treatment plant: Surge Lagoon System Tap Fees: $350

Present load: na (GD) Capacity: na (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: US 30; I-80 Nearest Interstate 12 miles

Railroad: Union Pacific

Trucking Firms/distance to nearest terminal Terminals located in Rawlins, 40 miles

Airport: none

Runway Length: na Type of Surface: na

Lights: Yes ____ No X Tower: Yes ____ No X

Instrument Landing System: Yes ____ No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ____ No X

Parcel Service: U. P. S. Distance to Terminal: local

Bus Service: Greyhound

Public Transportation: none

Express Service: none

LABOR ANALYSIS

Radius of labor drawing area (miles): 70

Total work force: 7,057 - County Average unemployment rate: 10.1% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	15	91	$ 0
Mining	27	466	$ 688
Construction	47	343	$ 394
Manufacturing	25	512	$ 458
Trans. Comm. & Utilities	43	306	$ 542
Wholesale Trade	30	154	$ 449
Retail Trade	148	1,324	$ 165
Finance, Insurance, Real Estate	38	196	$ 359
Services	149	1,800	$ 306
Public Administration	28	647	$ 347

Major Industry/Resources

Major Employers	Product	No. Employees
Mines	Coal	-
25 local retail businesses	Miscellaneous	-
Grocery Store	Food Items	12
School District #2	Education	30

INDUSTRIAL PROPERTIES

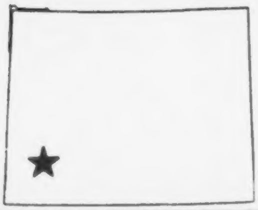
Local Contact	Telephone No.
Carbon County Economic Development Corporation	328-2651

LOCAL CONTACT

Carbon County Economic Development Corp.
Attn: Susan Grafton
Suite 320, Carbon Building
Rawlins, WY 82301
(307) 328-2659

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840



KEMMERER , WYOMING
1990
COMMUNITY PROFILE

HISTORY

The town of Kemmerer was founded in 1889 and incorporated in 1902. While the town was founded by the Kemmerer Coal Company, it was not a company town; the company town was that adjacent settlement of Frontier. Private investment was encouraged in Kemmerer and James Cash Penney opened his first "Golden Rule Store" in Kemmerer.

LOCATION

Major Cities/Distance

Denver	442	Salt Lake City	132	Phoenix	780	Seattle	968
San Francisco	884	Chicago	1,388	Dallas	1,211	New York	2,160

POPULATION

	CITY	COUNTY
1980	3,273	12,177
1985	4,342	14,975
1989	3,400	14,361

CLIMATE

Temperature: Annual Average 34 Monthly Average (January) 14.1 (July) 61.2

Precipitation: Annual Average 12.76" Humidity: Annual Average 24%

Annual Average Rainfall 9.5" Annual Average Snowfall 57.9"

Sunshine Days: 255 Average Growing Season: 60 days

Elevation: 6,927 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 10 Volunteer 0

Fire Department: Fulltime 0 Volunteer 24 Insurance Rating: 6

911: Yes X No ____ Building Codes: UBC

Planning Commission: Yes X No ____ Business License Required: Yes X No ____

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No ____

TAXES
(Local)

Assessed Valuation: City: $7,421,508 County: $271,144,462

Tax Levy (mills) City: 7.487 County: 11.477 Schools: 26 + 7.358 bonds & int.

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	3	1	1	Outreach Program	
T-P Ratio	1:17	1:10	1:11	na	na

Vocational Schools: 0 High School Shop Programs

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 30,000

Day Care Centers: 2 Senior Centers: 1

Churches: Catholic: 0 Protestant: 6 Jewish: 0 Other: 1

Commercial: Shopping Centers: 0

Hotel/Motels: 8 Total rooms: 144

RV Parks: 1 Total Spaces: 46

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 1 Beds: 20

Nursing Homes: 0 Total Rooms: 0

Doctors: 3 Dentists: 4

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 1 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 2 Class: First Overnight Mail Services: 0

Recreation: baseball fields: 5 tennis courts: 5 swimming pools: 2

golf courses 1 bike paths: 0 soccer fields: 2

skating rinks: 1 movie theaters: 0 outdoor movies: 0

recreation center: 1 number of parks: 2 other: 1

Area Attractions/Distance: Fossil Butte National Monument, 10 m.; Fort Bridger, 50 m.; Yellowstone National Park, 217 m.

Cultural Attractions: J.C. Penney Home, Kemmerer Museum, Turn of the Century Days, Fossil Country Frontier Museum

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	898	na	na	$ 70,000	na	na	na
Mobile Home	355	na	na	$ na	na	na	na
Multi Family	199	na	na	$ 375/mo	na	na	na
Senior Housing	20	na	na	$ Income adjusted	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Utah Power and Light Contact: Ken Walker Telephone # 877-6676

Maximum generating capacity: unlimited peak load: 5 MW Loop System: Yes X No

Industrial rates: contact UP&L

Natural Gas: Suppliers: WY Industrial Gas Contact: na Telephone # 877-3155

Maximum capacity: na (mcf) peak demand: 2,200 (mcf)

Rating: 850 Btu/cf

Industrial rates: 0.328618

Water: Supplier: Municipal Contact: Van Taylor Telephone # 877-3803

Maximum daily capacity: 3.472 M (GD-Gallons/Day) Peak daily demand: 1.75 M (GD)

Excess capacity available: Yes X No Residual Pressure: 40-60 psi

Loop System: Yes X No Industrial rates: na Tap Fees: $300 per ¾" to $900 per 1½"

Sewer: Treatment plant: Municipal Tap Fees: $750/4"-$2,500/8"

Present load: .58 M (GD) Capacity: 1.5 M (GD)

Solid Waste Disposal Available: Yes X No

TRANSPORTATION

Major Highways: US 30; WY 189 Nearest Interstate 37 miles

Railroad: Union Pacific Short Line

Trucking Firms/distance to nearest terminal Valley Cargo, 50m.; Consolidated Freightways, North Park, local Utah-Wyoming Bonneville Transloaders, Inc.

Airport: Located just north of Kemmerer; full time operator on-site; NDB to be published in 1990

Runway Length: 7,050; 2,850; 3,3250 Type of Surface: concrete

Lights: Yes X No Tower: Yes No X

Instrument Landing System: Yes No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes No X

Parcel Service: U.P.S. Distance to Terminal: 50 miles

Bus Service: none

Public Transportation: Senior Citizen and Handicapped

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 100

Total work force: 5,913 (county) Average unemployment rate: 10%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	ND	900+	$ ND
Mining	23	546	$ 801
Construction	63	331	$ 430
Manufacturing	31	514	$ 422
Trans. Comm. & Utilities	29	467	$ 600
Wholesale Trade	25	55	$ 399
Retail Trade	101	665	$ 164
Finance, Insurance, Real Estate	27	134	$ 348
Services	107	1,129	$ 285
Public Administration	25	317	$ 315

Major Industry/Resources

Major Employers	Product	No. Employees
Pittsburg and Midway Coal	Coal	369
Utah Power and Light	Electricity	219
Food Machinery Corporation	Coal/Coke	175
Exxon, USA	Natural Gas	170
Stauffer Chemical	Phosphate	20
Northwest Pipeline Corporation	Natural Gas	39

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Dave Fagnant, Quality Builders & Real Estate Inc.	877-3988
Jim Geesey, Geesey Real Estate Brokerage, Inc.	877-3737

LOCAL CONTACT

Steven Golnar
City Administrator
Kemmerer, WY 83101
(307) 877-6412

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

Update 1/90

LABARGE , WYOMING
1990
COMMUNITY PROFILE

HISTORY

Oil and gas was first discovered in the area in 1892. A small town by the name of Calpet (California Petroleum Co.) was established in 1926 as was the town of Tulsa. The towns flourished and in the 1930's the name was changed to LaBarge to avoid confusion with Tulsa, Oklahoma. Labarge was incorporated in 1973.

LOCATION

Major Cities/Distance

Denver 432 Salt Lake City 177 Phoenix 825 Seattle 1,013

San Francisco 929 Chicago 1,378 Dallas 1,201 New York 2,150

POPULATION

	CITY	COUNTY
1980	302	12,177
1985	579	14,975
1989	545	14,361

CLIMATE

Temperature: Annual Average 34 Monthly Average (January) 14 (July) 61

Precipitation: Annual Average 12.76" Humidity: Annual Average 24%

Annual Average Rainfall 9" Annual Average Snowfall 57"

Sunshine Days: 255 Average Growing Season: 60 days

Elevation: 7,600 Feet

GOVERNMENT

Type: Mayor/Council

Police Department: Fulltime 0 Volunteer Sheriff

Fire Department: Fulltime na Volunteer 15 Insurance Rating: 8

911: Yes X No ____ Building Codes: yes

Planning Commission: Yes X No ____ Business License Required: Yes X No ____

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No ____

TAXES
(Local)

Assessed Valuation: City: 1,105,912 County: 282,637,084

Tax Levy (mills) City: 8.000 County: 9.080 Schools: 9.782

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	1	1	0	0
T-P Ratio	1:16	1:12	1:14	na	na

Vocational Schools: High School Shop

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 6,000

Day Care Centers: 1 Senior Centers: 0

Churches: Catholic: 1 Protestant: 2 Jewish: na Other: 1

Commercial: Shopping Centers: na

Hotel/Motels: 1 Total rooms: 36

RV Parks: 1 Total Spaces: 6

Conventions Facilities: na Capacity: na

Medical Facilities: Hospitals: 0 Beds: na

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 0

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: na Weekly: X

Radio Stations: AM: 0 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U. S. Wes[illegible]

Post Offices: 1 Class: na Overnight Mail Services: na

Recreation: baseball fields: 2 tennis courts: 0 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 1 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 1 other: rafting

Area Attractions/Distance: Fontenelle Reservoir; Jackson Hole ski areas, 110 miles; Pinedale Mountain Man Museum and Rendezvous, 55 miles; Teton National Park, 135 miles; Yellowstone National Park, 172 miles.

Cultural Attractions: Big Buck Contest, 4th of July Parade

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	92	na	na	$ na	na	na	na
Mobile Home	90	na	na	$ na	na	na	na
Multi Family	9	na	na	$ na	na	na	na
Senior Housing	0	na	na	$ na	na	na	na
Other na	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Utah P & L Contact: na Telephone # 877-9061

Maximum generating capacity: 735MW peak load: 5MW Loop System: Yes X No

Industrial rates: Please contact UP&L

Natural Gas: Suppliers: Mountain Fuel Contact: na Telephone # 362-5691

Maximum capacity: unlimited (mcf) peak demand: variable (mcf)

Rating: 1,000 (varies) Btu/cf

Industrial rates: Rate 12 = $2.980/decatherm first 850; $2.800 over 850

Water: Supplier: Municipal Contact: na Telephone # 386-2676

Maximum daily capacity: .5M (GD-Gallons/Day) Peak daily demand: .15M (GD)

Excess capacity available: Yes X No Residual Pressure: 65 lbs

Loop System: Yes X No Industrial rates: $27.26/month Tap Fees: $500 flat fee

Sewer: Treatment plant: Municipal Tap Fees: $500 flat fee

Present load: 1/3 capacity (GD) Capacity: 1,700 (GD)

Solid Waste Disposal Available: Yes X No

TRANSPORTATION

Major Highways: Hwy 89, Hwy 30 Nearest Interstate 71 miles

Railroad: SPUR - 30 miles; Mainline - 66 miles

Trucking Firms/distance to nearest terminal Valley Cargo - 95 miles

Airport: nearest airport - Jackson - 105 miles

Runway Length: na Type of Surface: na

Lights: Yes X No - Tower: Yes - No X

Instrument Landing System: Yes X No -

Airlines serving area: Delta, Continental, American, Centennial

Daily Flights: NA -

Fixed Base Operators/Air Taxi: Yes X No -

Parcel Service: UPS Distance to Terminal: na

Bus Service: none

Public Transportation: none

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 100 miles - Countywide

Total work force: 5,913 - County Average unemployment rate: 8-10% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	NA	900+	$ NA
Mining	23	546	$ 801
Construction	63	331	$ 430
Manufacturing	31	514	$ 422
Trans. Comm. & Utilities	29	467	$ 600
Wholesale Trade	25	55	$ 399
Retail Trade	101	665	$ 164
Finance, Insurance, Real Estate	27	134	$ 348
Services	107	1,129	$ 285
Public Administration	25	317	$ 315

Major Industry/Resources

Major Employers	Product	No. Employees
Pittsburg & Midway	Coal	369
Utah Power & Light	Electricity	219
FMC Corporation	Coal/Coke	175
Exxon, USA	Gas/Helium	170
Stauffer Chemical	Phosphate	20
Northwest Pipeline	Gas	39

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
LaBarge Realty	(307) 386-2536

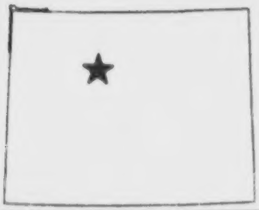
LOCAL CONTACT

Mayor Dennis Hacklin
P. O. Box 545
LaBarge, WY 83123
(307) 386-2676

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

Update 1/90



LANDER , WYOMING
1990
COMMUNITY PROFILE

HISTORY

The settlement of Lander began in 1812 when South Pass was discovered. In 1884 Lander was incorporated and made the county seat. The cattle and sheep industries have supported the city since its beginning. Oil was discovered and the first claim made in 1873. In the 1920's Lander was known as the gateway to Yellowstone Park and is still the most scenic way to the Park.

LOCATION

Major Cities/Distance

Denver 369 Salt Lake City 304 Phoenix 1,019 Seattle 1,060
San Francisco 1,072 Chicago 1,207 Dallas 1,156 New York 1,865

POPULATION

	CITY	COUNTY
1980	7,867	38,992
1985	7,472	34,120
1989	8,058	36,798

CLIMATE

Temperature: Annual Average 44.4 Monthly Average (January) 16.9 (July) 70.3
Precipitation: Annual Average 15.03" Humidity: Annual Average 47%
Annual Average Rainfall 15.03" Annual Average Snowfall 120.1"
Sunshine Days: 113.2 Average Growing Season: 125 days
Elevation: 5,357 Feet

GOVERNMENT

Type: Mayor - Council
Police Department: Fulltime 19 Volunteer na
Fire Department: Fulltime 0 Volunteer 39 Insurance Rating: 5
911: Yes X No ___ Building Codes: UBC
Planning Commission: Yes X No ___ Business License Required: Yes ___ No X
Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes ___ No X

TAXES
(Local)

Assessed Valuation: City: $16,851,686 County: $240,131,133
Tax Levy (mills) City: 8.00 County: 37.88 Schools: 34.55

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 3%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	3	1	1	-	-
T-P Ratio	1:13	1:13	1:13	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 55,000

Day Care Centers: 3 Senior Centers: 1

Churches: Catholic: 1 Protestant: 21 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 9 Total rooms: 190

RV Parks: 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 2 Beds: 155

Nursing Homes: 1 Total Rooms: 32

Doctors: 93 Dentists: 8

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: Bi-weekly

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: First Overnight Mail Services: 2

Recreation: baseball fields: 3 tennis courts: 3 swimming pools: 1

golf courses: 1 bike paths: 0 soccer fields: 4

skating rinks: 1 movie theaters: 1 outdoor movies: 1

recreation center: 1 number of parks: 12 other: 1

Area Attractions/Distance: Sinks Canyon, 7m.; Atlantic City, 30m.; South Pass, 33m.; Winter Fair, Jan.; Pioneer Days, July 4; Old Timers Rodeo, summer; One Shot Antelope Hunt, Sept.

Cultural Attractions: Street Events, summer; Shoshone Sun Dance, 20m.; Pioneer Museum; Library Cultural Programs

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	8,927	8,128	799	$ 300-400/mo	310	282	28
Mobile Home	2,169	2,048	121	$ 200-300/mo	75	71	4
Multi Family	1,451	238	1,221	$ 300-400/mo	51	8	43
Senior Housing	na	na	na	$ % of income	na	na	na
Other	1,150	83	67	$ na	5	3	2

UTILITIES

Electricity: Suppliers: Pacific Power Contact: Bob Berry Telephone # 332-2413

Maximum generating capacity: 3095KW peak load: na Loop System: Yes X No

Industrial rates: 2.695/KW hour

Natural Gas: Suppliers: KN Energy Contact: Don Mayfield Telephone # 332-2764

Maximum capacity: 6-7 (mcf) peak demand: 3 (mcf)

Rating: 85,000 Btu/cf

Industrial rates: negotiated contracts

Water: Supplier: Municipal Water Supply Contact: Water Clerk Telephone # 332-2870

Maximum daily capacity: 7 M (GD-Gallons/Day) Peak daily demand: 6.5 M (GD)

Excess capacity available: Yes X No Residual Pressure: na

Loop System: Yes - No - Industrial rates: $14.40 per 10,000 gal/.54 per 1,000 over allowed Tap Fees: $410

Sewer: Treatment plant: Lagoon Oxidation Ponds Tap Fees: $350

Present load: 8 M (GD) Capacity: 10 M (GD)

Solid Waste Disposal Available: Yes X No

TRANSPORTATION

Major Highways: US 287; WY 789, 28, 132 Nearest Interstate 127 miles

Railroad: none

Trucking Firms/distance to nearest terminal North Park Trans, 23m.; Edson Freightways, 23m.

Airport: Hunt Field

Runway Length: 5,100 feet Type of Surface: asphalt

Lights: Yes X No Tower: Yes X No

Instrument Landing System: Yes No X

Airlines serving area: Lander Airways

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes X No

Parcel Service: U. P. S. Distance to Terminal: 23 miles

Bus Service: Powder River Bus Tours

Public Transportation: Senior Citizen Bus Service

Express Service: Federal Express/Overnight Air-US Post Office

LABOR ANALYSIS

Radius of labor drawing area (miles): 70

Total work force: 16,475 Average unemployment rate: 11.9%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	354	4,400	$ 285.07
Mining	55	590	$ 572.72
Construction	126	670	$ 380.54
Manufacturing	46	572	$ 318.58
Trans. Comm. & Utilities	72	694	$ 445.99
Wholesale Trade	55	333	$ 294.38
Retail Trade	260	2,321	$ 176.58
Finance, Insurance, Real Estate	76	364	$ 332.53
Services	-	-	$ -
Public Administration	36	742	$ 313.93

Major Industry/Resources

Major Employers	Product	No. Employees
WY State Training School	Health Services	576
Fremont County School District #1	Education	266
Fremont County Courthouse	County	210
National Outdoor Leadership School	Outdoor Recreation	54
Lander Valley Regional Medical Center	Health	180
Pine Ridge	Health	75

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Lander Industrial Park/City of Lander	332-2870

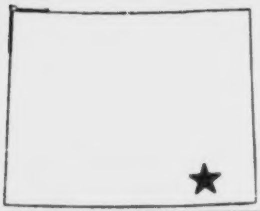
LOCAL CONTACT

Lander Economic Development Commission
Attn: Chairman
183 South 4th Street
Lander, WY 82520
(307) 332-2224

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

Update 1/90



LARAMIE , WYOMING
1990
COMMUNITY PROFILE

HISTORY

In the spring of 1868 the Union Pacific Railroad's chief surveyor, General Grenville Dodge, chose Laramie's site and name. He picked the site for several reasons: 1) distance 50 miles west of Cheyenne (according to the Railroad Act of 1862 a major new city would be established every 50 miles, but not all survived); 2) proximity to a springs daily producing millions o gallons of unmineralized water; 3) juncture of the railroad with the Big Laramie River; 4) a nearby cavalry post assured protection. Establishment of the University of Wyoming at Laramie in 1866 forever changed the city's prospects.

LOCATION

Major Cities/Distance

Denver 130 Salt Lake City 415 Phoenix 950 Seattle 1,200

San Francisco 1,147 Chicago 1,026 Dallas 928 New York 1,800

POPULATION

	CITY	COUNTY
1980	24,410	29,062
1985	na	30,883
1989	26,720	30,539

CLIMATE

Temperature: Annual Average 41 Monthly Average (January) 20 (July) 65

Precipitation: Annual Average 10.1" Humidity: Annual Average 45%

Annual Average Rainfall 6" Annual Average Snowfall 48.4"

Sunshine Days: 235 Average Growing Season: 75 days

Elevation: 7,165 Feet

GOVERNMENT

Type: Mayor/Council

Police Department: Fulltime 36 Volunteer 0

Fire Department: Fulltime 40 Volunteer 0 Insurance Rating: 3

911: Yes X No ____ Building Codes: UBC

Planning Commission: Yes X No X Business License Required: Yes X No ____

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No ____

TAXES
(Local)

Assessed Valuation: City: 56,153,970 County: 95,711,859

Tax Levy (mills) City: 8.00 County: 14.13 Schools: 36

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 5%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	14	1	1	1	2
T-P Ratio	na	na	na	1:11	na

Vocational Schools: Wyoming Technical Institute; CBM Education Center

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 9 Total Volumes: 1 million

Day Care Centers: 18 Senior Centers: 1

Churches: Catholic: 2 Protestant: 27 Jewish: 1 Other: 10

Commercial: Shopping Centers: 4

Hotel/Motels: 18 Total rooms: 975

RV Parks: 5 Total Spaces: na

Conventions Facilities: 18 Capacity: 2,000

Medical Facilities: Hospitals: 1 Beds: 99

Nursing Homes: 1 Total Rooms: 144

Doctors: 37 Dentists: 20

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 1 Weekly: 0

Radio Stations: AM: 2 FM: 3 Public: 1

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West Communications

Post Offices: 5 Class: na Overnight Mail Services: 4

Recreation: baseball fields: 6 tennis courts: 21 swimming pools: 1

golf courses: 2 bike paths: 0 soccer fields: 7

skating rinks: 2 movie theaters: 3 outdoor movies: 0

recreation center: 1 number of parks: 11 other: na

Area Attractions/Distance: Snowy Range Ski Area - 37 miles; Curt Gowdy State Park - 10 miles; Rocky Mountain National Park - 100 miles

Cultural Attractions: Laramie Plains Museum; University of Wyoming - 5 museums, theater and dance productions, athletic events.

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	4,950	na	na	$ $378 rent	na	na	na
Mobile Home	859	na	na	$ $281 rent	na	na	na
Multi Family	4,101	na	na	$ $333 rent	na	na	na
Senior Housing	78	na	na	$ na	na	na	na
Other na	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific Power and Light Contact: George Spani Telephone # 742-2111

Maximum generating capacity: unlimited peak load: 53,000 Loop System: Yes X No

Industrial rates: available

Natural Gas: Suppliers: Northern Gas Contact: Larry Berens Telephone # 742-2171

Maximum capacity: unlimited (mcf) peak demand: 53,000Kw (mcf)

Rating: 85,000 Btu/cf

Industrial rates: available

Water: Supplier: City of Laramie Contact: na Telephone # 721-5280

Maximum daily capacity: 16.2 m (GD-Gallons/Day) Peak daily demand: 15.3 m (GD)

Excess capacity available: Yes X No Residual Pressure: min=38, max=105 psi

Loop System: Yes X No Industrial rates: yes Tap Fees: variable

Sewer: Treatment plant: lagoon system Tap Fees: variable

Present load: 3.5 m (GD) Capacity: 7 m (GD)

Solid Waste Disposal Available: Yes X No

TRANSPORTATION

Major Highways: I-80; US 287, 30 Nearest Interstate adjacent miles

Railroad: Union Pacific

Trucking Firms/distance to nearest terminal NW Transport Service; North Park Transportation Co.; TransWestern Express Ltd.

Airport: Brees Field Airport

Runway Length: 7,700' Type of Surface: porous friction

Lights: Yes X No Tower: Yes No X

Instrument Landing System: Yes X No

Airlines serving area: Mesa Airlines

Daily Flights: yes

Fixed Base Operators/Air Taxi: Yes X No

Parcel Service: United Parcel Service Distance to Terminal: local

Bus Service: Greyhound

Public Transportation: Laramie Taxi Service; Univ of Wyo shuttle bus

Express Service: Federal Express; Airbourne Express; UPS Next Day; U. S Postal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 60

Total work force: 125,000 Average unemployment rate: 3.4%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees		Average Weekly Wage
Agriculture, Forestry & Fisheries	18	78	$	193
Mining	5	24	$	479
Construction	80	592	$	343
Manufacturing	28	579	$	409
Trans. Comm. & Utilities	34	284	$	351
Wholesale Trade	39	179	$	351
Retail Trade	205	2,444	$	161
Finance, Insurance, Real Estate	58	413	$	378
Services	298	6,487	$	349
Public Administration	26	506	$	360

Major Industry/Resources

Major Employers	Product	No. Employees
University of Wyoming	Education	5,500
Albany County School Dist	Education	700
Ivinson Memorial Hospital	Health	353
City of Laramie	Government	200
Western Research Inst	Research	183
Bethesda Care Center	Health	120

INDUSTRIAL PROPERTIES

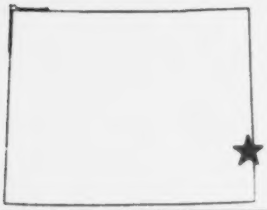
Local Contact	Telephone No.
na	na

LOCAL CONTACT

Butch Keadle, President
Laramie Econ Devel Corp
800 South 3rd Street
Laramie, WY 82070
(307) 742-2212

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840



LINGLE , WYOMING
1990
COMMUNITY PROFILE

HISTORY

LOCATION

Major Cities/Distance

Denver 180 Salt Lake City 500 Phoenix 875 Seattle 1,700

San Francisco 1,200 Chicago 200 Dallas 1000 New York 3,200

POPULATION

	CITY	COUNTY
1980	475	10,885
1985	500	12,600
1989	523	12,700

CLIMATE

Temperature: Annual Average 61 Monthly Average (January) 30.5 (July) 85.1

Precipitation: Annual Average 61% Humidity: Annual Average 70%

Annual Average Rainfall 14" Annual Average Snowfall 32"

Sunshine Days: 90% Average Growing Season: 120 days

Elevation: 4,270 Feet

GOVERNMENT

Type: Mayor/Council

Police Department: Fulltime 1 Volunteer 0

Fire Department: Fulltime 0 Volunteer 17 Insurance Rating: 8

911: Yes ___ No X Building Codes: yes

Planning Commission: Yes X No ___ Business License Required: Yes ___ No X

Zoning Regulations: Yes X No - Industrial Plan Approval: Yes ___ No X

TAXES
(Local)

Assessed Valuation: City: 1,222,083 County: 49,872,814

Tax Levy (mills) City: 8.070686 County: 070686 Schools: na

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 92,927

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	1	1	0	0
T-P Ratio	1:13	1:15	1:10		

Vocational Schools: nearest college and vocational schools - 10 mi.

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 0 Total Volumes: 0

Day Care Centers: 2 Senior Centers: 0

Churches: Catholic: 0 Protestant: 1 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 0 Total rooms: 0

RV Parks: 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 1

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: United Telephone

Post Offices: 1 Class: 2nd Overnight Mail Services: yes

Recreation: baseball fields: 1 tennis courts: 0 swimming pools: 1

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 1 other: 0

Area Attractions/Distance: Historical Fort Laramie - 10 miles; Korrell Digging - 5 miles; Hell Gap Expeditions; Gray Rocks - 60 miles; Springer Reservoir - 20 miles; Guernsey Lake - 30 miles; Glendo - 80 miles

Cultural Attractions: EWC; Lingle Bank Shell; Historical Museum Torrington

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	218	na	na	$ 185.00	50	5	
Mobile Home	10	7	3	$ 185.00	na	na	na
Multi Family	5	na	14	$ 150.00	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other na	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Town of Lingle Contact: Harry Bremer Telephone # 837-2416

Maximum generating capacity: 1500 KVA peak load: na Loop System: Yes ___ No X

Industrial rates: Base $10.00-100 AMP, $18.00-200 AMP, $25.00-45 KVA plus .055 per KWH

Natural Gas: Suppliers: KNE Contact: Jerry Childs Telephone # 532-2510

Maximum capacity: adquate (mcf) peak demand: nominal (mcf)

Rating: 85,000 Btu/cf

Industrial rates: variable based upon demand

Water: Supplier: Town of Lingle Contact: Harry Bremer Telephone # 837-2416

Maximum daily capacity: 300,000 (GD-Gallons/Day) Peak daily demand: 1 pm (GD)

Excess capacity available: Yes X No ___ Residual Pressure: 45 psi

Loop System: Yes X No ___ Industrial rates: $12.00 per month Tap Fees: $500.00

Sewer: Treatment plant: no Tap Fees: $500.00

Present load: 42 GPM (GD) Capacity: 48 GPM (GD)

Solid Waste Disposal Available: Yes X No ___

TRANSPORTATION

Major Highways: 85 and 26 Nearest Interstate 60 miles

Railroad: Burlington Northern

Trucking Firms/distance to nearest terminal Huckfeldt Trucking

Airport: Private 10 miles, Commercial 45

Runway Length: na Type of Surface: na

Lights: Yes - No - Tower: Yes - No -

Instrument Landing System: Yes - No -

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes - No -

Parcel Service: UPS Distance to Terminal: Cheyenne

Bus Service: yes

Public Transportation: no

Express Service: yes

LABOR ANALYSIS

Radius of labor drawing area (miles): 30

Total work force: 5,300 Average unemployment rate: 3.3

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	na	na	$ na
Mining	na	na	$ na
Construction	2	6	$ 240.00
Manufacturing	1	10	$ 400.00
Trans. Comm. & Utilities	3	15	$ 450.00
Wholesale Trade	na	na	$ na
Retail Trade	20	90	$ 140.00
Finance, Insurance, Real Estate	3	7	$ 140.00
Services	4	5	$ 200.00
Public Administration	na	na	$ na

Major Industry/Resources

Major Employers	Product	No. Employees
Rose Brothers	Machinery Retailers	19
Wyrulec	Electrical Utility	13
Stagecoach	Retail-Cafe	11
Forkner Brothers	Manufacturing	7
na	na	na
na	na	na

INDUSTRIAL PROPERTIES

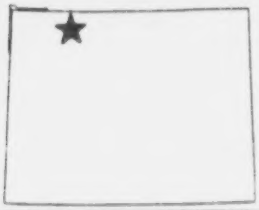
Local Contact	Telephone No.
J. K. Gibson, Sr.	837-2134

LOCAL CONTACT

James K. Gibson, Sr.
Go, Co Econo. Deve.
City Hall
Torrington, WY 82240
(307) 837-2134

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840



LOVELL , WYOMING
1990
COMMUNITY PROFILE

HISTORY

In 1897, two cattlemen, Henry Clay Lovell and Anthony Mason, brought cattle into the Big Horn Basin region and formed the M-L Ranch on the banks of the Big Horn River. A small settlement had been established at the present site of Lovell by 1890, but there was no post office to serve the community. Using his political influence, Mr. Lovell helped to provide this service and the town was named in his honor. Lovell was incorporated in 1906.

LOCATION

Major Cities/Distance

Denver 500 Salt Lake City 500 Phoenix 1,100 Seattle 1,000

San Francisco 1,231 Chicago 1,300 Dallas 1,300 New York 2,100

POPULATION

	CITY	COUNTY
1980	2,447	11,896
1985	2,318	11,256
1989	2,304	11,189

CLIMATE

Temperature: Annual Average 45.1 Monthly Average (January) 20.2 (July) 68.4

Precipitation: Annual Average 6.87" Humidity: Annual Average 55%

Annual Average Rainfall 6.87" Annual Average Snowfall 23.0"

Sunshine Days: 237 Average Growing Season: 135 days

Elevation: 3,800 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 4 Volunteer 0

Fire Department: Fulltime 0 Volunteer 25 Insurance Rating: 7

911: Yes X No ____ Building Codes: UBC

Planning Commission: Yes X No ____ Business License Required: Yes ____ No X

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes ____ No X

TAXES
(Local)

Assessed Valuation: City: $4,428,842 County: $101,272,893

Tax Levy (mills) City: 8.00 County: 9.64 Schools: 57.013

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 3%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	1	1	0	0
T-P Ratio	1:20	1:14	1:12	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 15,000

Day Care Centers: 1 Senior Centers: 1

Churches: Catholic: 1 Protestant: 9 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 4 Total rooms: 95

RV Parks: 1 Total Spaces: 11

Conventions Facilities: 2 Capacity: 175

Medical Facilities: Hospitals: 1 Beds: 30

Nursing Homes: 1 Total Rooms: 60

Doctors: 2 Dentists: 3

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 0 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: Second Overnight Mail Services: 1

Recreation: baseball fields: 5 tennis courts: 2 swimming pools: 1

golf courses: 1 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 1 outdoor movies: 0

recreation center: 0 number of parks: 4 other: 0

Area Attractions/Distance: Bighorn Canyon National Recreation Area, 10 m.; Medicine Wheel, 40 m.; Pryor Mountain Wild Horse Range, 15 m.,; Big Horn Lake, 14 m.

Cultural Attractions: na

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	730	650	80	$ 250/mo	78	35	43
Mobile Home	45	10	35	$ 150/mo	20	10	10
Multi Family	36	0	36	$	24	0	24
Senior Housing	28	0	28	$ 165/mo	3	0	3
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific Power & Light Contact: Mike Brookhouse Telephone # 548-2264

Maximum generating capacity: na peak load: na Loop System: Yes - No -

Industrial rates: 3.5 per KW hour

Natural Gas: Suppliers: Montana-Dakota Utly. Contact: Rich Hettinger Telephone # 548-2203

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: 4.067 per dkt

Water: Supplier: Town of Lovell Contact: na Telephone # 548-6551

Maximum daily capacity: 1.3 M (GD-Gallons/Day) Peak daily demand: 1.2 M (GD)

Excess capacity available: Yes X No ___ Residual Pressure: 55 psi

Loop System: Yes X No ___ Industrial rates: 1.25 per 1000 gal Tap Fees: 0

Sewer: Treatment plant: Lagoon Tap Fees: $200

Present load: .58 M (GD) Capacity: .25 M (GD)

Solid Waste Disposal Available: Yes X No ___

TRANSPORTATION

Major Highways: US 14A; WY 310, 789 Nearest Interstate 75 miles

Railroad: Burlington Northern

Trucking Firms/distance to nearest terminal Wyoming Express, 50m.; North Park, 50m.

Airport: North Big Horn County Airport

Runway Length: 5,200 Type of Surface: asphalt

Lights: Yes X No ___ Tower: Yes ___ No X

Instrument Landing System: Yes ___ No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes X No ___

Parcel Service: U.P.S. Distance to Terminal: 50 miles

Bus Service: Cody Bus Line

Public Transportation: Senior Citizens Bus

Express Service: U.P.S.

LABOR ANALYSIS

Radius of labor drawing area (miles): 50

Total work force: 5,000 Average unemployment rate: 8%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees		Average Weekly Wage
Agriculture, Forestry & Fisheries	180	225	$	na
Mining	8	100	$	393
Construction	10	66	$	409
Manufacturing	10	182	$	333
Trans. Comm. & Utilities	12	60	$	368
Wholesale Trade	8	50	$	249
Retail Trade	30	150	$	137
Finance, Insurance, Real Estate	8	50	$	377
Services	40	356	$	283
Public Administration	10	100	$	252

Major Industry/Resources

Major Employers	Product	No. Employees
American Colloid	Bentonite	26
Georgia Pacific	Gypsum products	80
Western Sugar	Sugar	66

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Town of Lovell	548-6551

LOCAL CONTACT

John T. Nickle, Mayor
P.O. Box 188
336 Nevada Ave.
Lovell, WY 82431
548-6551

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

LUSK , WYOMING
1990
COMMUNITY PROFILE

HISTORY

Frank S. Lusk established this townsite when copper mining began in the Rawhide Butte with the Great Western Mining and Milling Company's mill. When Niobrara County was created in 1911, Lusk was made its county seat and has remained so. The railroad brought a flood of homesteaders to the area up until the 1920's. Cattle ranching overran farming until farmers learned about, and started using, irrigation.

LOCATION

Major Cities/Distance

Denver 233 Salt Lake City 579 Phoenix 1,124 Seattle 1,183

San Francisco na Chicago 972 Dallas 1,040 New York 1,830

POPULATION

	CITY	COUNTY
1980	1,650	2,924
1985	1,792	3,177
1989	1,813	3,214

CLIMATE

Temperature: Annual Average 45 Monthly Average (January) 30.0 (July) 70.0

Precipitation: Annual Average 16.0" Humidity: Annual Average na

Annual Average Rainfall 16.0" Annual Average Snowfall na

Sunshine Days: 160 Average Growing Season: 115 days

Elevation: 5,006 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 3 Volunteer 0

Fire Department: Fulltime 0 Volunteer 23 Insurance Rating: 7

911: Yes X No ____ Building Codes: UBC

Planning Commission: Yes X No ____ Business License Required: Yes X No ____

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No ____

TAXES
(Local)

Assessed Valuation: City: $4,066,226 County: $33,305,912

Tax Levy (mills) City: 8.00 County: 12.00 Schools: 51.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 5%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	**Private Schools**
# Schools	1	0	1	0	0
T-P Ratio	14:1	na	9:1	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 30,000

Day Care Centers: 1 Senior Centers: 1

Churches: Catholic: 1 Protestant: 8 Jewish: 0 Other: 1 .

Commercial: Shopping Centers: 0

Hotel/Motels: 6 Total rooms: 147

RV Parks: 3 Total Spaces: 46

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 1 Beds: 15

Nursing Homes: 1 Total Rooms: 19

Doctors: 2 Dentists: 1

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 0 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U. S. West

Post Offices: 1 Class: 2nd Overnight Mail Services: 2

Recreation: baseball fields: 3 tennis courts: 2 swimming pools: 1

golf courses: 1 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 1

recreation center: 0 number of parks: 3 other: 1

Area Attractions/Distance: Fort Laramie, 60m.; Guernsey State Park, 60m.; Mother Featherlegs Monument, 25m.; Spanish Diggings, 10m.

Cultural Attractions: Legend of the Rawhide Pageant, County Fair, Lusk Museum, Oktoberfest

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	700	610	90	$ 30,000	91	62	29
Mobile Home	28	23	5	$ 5,000	7	0	7
Multi Family	na	na	na	$ na	na	na	na
Senior Housing	42	na	na	$ na	na	na	na
Other	15	na	na	$ na	5	na	na

UTILITIES

Electricity: Suppliers: WY Municipal Power Contact: Town of Lusk Telephone # 334-3612

Maximum generating capacity: 29 MW peak load: 13 MW Loop System: Yes X No ____

Industrial rates: $10 min: .059 first 1000 KWH, .048 next 4000 KWH, .043 next 10000 KWH, .0375 all KWH over 15000

Natural Gas: Suppliers: KN Energy Contact: KN Energy Telephone # 532-2510

Maximum capacity: na (mcf) peak demand: ____ (mcf)

Rating: 85,000 Btu/cf

Industrial rates: Negotiated on an individual basis

Water: Supplier: Town of Lusk Contact: Town of Lusk Telephone # 334-3612

Maximum daily capacity: 1.4 M (GD-Gallons/Day) Peak daily demand: 1.4 M (GD)

Excess capacity available: Yes X No ____ Residual Pressure: 50 lbs.

Loop System: Yes X No ____ Industrial rates: $140 min. over 157000 gal =.34/1000 gal. Tap Fees: $500

Sewer: Treatment plant: Lagoon Tap Fees: $500

Present load: na (GD) Capacity: .3 M (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: WY 18, 20, 85 Nearest Interstate 40 miles

Railroad: Chicago Northwestern Transportation

Trucking Firms/distance to nearest terminal Nebraska Transport, 100m.; Ross Transfer, 85m.; Edson Express, 100m.

Airport: Lusk Airport

Runway Length: 5,035 feet Type of Surface: asphalt

Lights: Yes X No ____ Tower: Yes ____ No X

Instrument Landing System: Yes ____ No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes X No ____

Parcel Service: U.P.S. Distance to Terminal: Local

Bus Service: Powder River

Public Transportation: Senior Citizen Bus

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 150

Total work force: 1,000 Average unemployment rate: na

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	4	15	$ 450
Mining	-	-	$ -
Construction	2	10	$ 400
Manufacturing	1	3	$ 450
Trans. Comm. & Utilities	3	20	$ 550
Wholesale Trade	-	-	$
Retail Trade	15	50	$ 250
Finance, Insurance, Real Estate	6	10	$ 400
Services	21	100	$ 250
Public Administration	12	230	$ 430

Major Industry/Resources

Major Employers	Product	No. Employees
School District #1	Education	120
Wyoming Women's Center	Correctional Facility	45
Chicago Northwestern RR	Railroad	35
Town of Lusk	Government	23
Niobrara County	Government	20

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Donald E. Whiteaker	334-3612

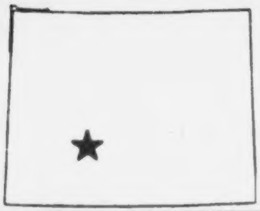
LOCAL CONTACT

Donald E. Whiteaker
City/County Planner
P.O. Box 390
Lusk, WY 82225
(307) 334-3612

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

Update 1/90



LYMAN , WYOMING
1990
COMMUNITY PROFILE

HISTORY

The town of Lyman is located in the historical and beautiful Bridger Valley. The town is a thriving community which is experiencing renewed business development on Main Street. The primary employer is the soda ash industry east of Lyman. The community is extremely proud of its educational system and public facilities

LOCATION

Major Cities/Distance

Denver 407 Salt Lake City 114 Phoenix 759 Seattle 962

San Francisco 866 Chicago 1,287 Dallas 1,167 New York 2,060

POPULATION

	CITY	COUNTY
1980	2,284	13,021
1985	2,208	18,396
1989	2,495	20,791

CLIMATE

Temperature: Annual Average 52.8 Monthly Average (January) 19.5 (July) 61.7

Precipitation: Annual Average 9.97" Humidity: Annual Average na

Annual Average Rainfall 9.97" Annual Average Snowfall 125

Sunshine Days: 225 Average Growing Season: 60 days

Elevation: 6635 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 7 Volunteer 0

Fire Department: Fulltime 0 Volunteer 25 Insurance Rating: 7

911: Yes X No ____ Building Codes: yes

Planning Commission: Yes X No ____ Business License Required: Yes X No ____

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes ____ No X

TAXES
(Local)

Assessed Valuation: City: $3,152,720 County: $517,069,189

Tax Levy (mills) City: 8.00 County: 76.11 Schools: 76.11

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	2	1	1	0	0
T-P Ratio	22:1	18:1	15:1	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 13,630

Day Care Centers: 0 Senior Centers: 0

Churches: Catholic: 1 Protestant: 0 Jewish: 0 Other: 5

Commercial: Shopping Centers: 0

Hotel/Motels: 1 Total rooms: 42

RV Parks: 2 Total Spaces: 40

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 2 Dentists: 2

Ambulance Service: Yes: X No: ____

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 0 FM: 0 Public: 0

Cable TV: Yes: X No: ____

Telephone Service Provider: Union Telephone

Post Offices: 1 Class: B Overnight Mail Services: yes

Recreation: baseball fields: 3 tennis courts: 2 swimming pools: 1

golf courses: 0 bike paths: 0 soccer fields: 3

skating rinks: 0 movie theaters: 1 outdoor movies: 0

recreation center: 0 number of parks: 4 other: 1

Area Attractions/Distance: Fort Bridger, 6m.; Flaming Gorge, 50m.; Uinta Mountain, 50m.

Cultural Attractions: none

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	550	475	75	$ 50,000	45	na	na
Mobile Home	100	40	60	$ 3,000	25	na	na
Multi Family	12	na	10	$ 15,000	12	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Bridger Valley Elec. Contact: Danny Eyre Telephone # 307/786-2800

Maximum generating capacity: na peak load: 15.8MW Loop System: Yes X No

Industrial rates: over 2000 KW=$950. @ mos=$8.40 @KW mos demand

Natural Gas: Suppliers: Mountain Fuel Contact: Mary Kay Olson Telephone # 307/782-3367

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: na

Water: Supplier: Town of Lyman Contact: Joe Wolf Telephone # 307/786-4898

Maximum daily capacity: 1.035 M (GD-Gallons/Day) Peak daily demand: .826 M (GD)

Excess capacity available: Yes X No Residual Pressure: 60 lbs

Loop System: Yes X No Industrial rates: $13-10,000 gals.; $1.20 per 1,000 gal. over 10,000 Tap Fees: $300

Sewer: Treatment plant: Lagoon Tap Fees: $300

Present load: .18 M (GD) Capacity: .21 M (GD)

Solid Waste Disposal Available: Yes X No

TRANSPORTATION

Major Highways: I-80 Nearest Interstate 3 miles

Railroad: none

Trucking Firms/distance to nearest terminal none

Airport: Fort Bridger-Uinta County

Runway Length: 1.5 miles Type of Surface: Asphalt

Lights: Yes X No Tower: Yes No X

Instrument Landing System: Yes No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes X No

Parcel Service: U.P.S. Distance to Terminal: 4 miles

Bus Service: Greyhound

Public Transportation: none

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 50

Total work force: 4,096 Average unemployment rate: 10.0%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	na	na	$ na
Mining	8	21950	$ 800
Construction	65	700	$ 420
Manufacturing	16	220	$ 340
Trans. Comm. & Utilities	46	405	$ 524
Wholesale Trade	44	215	$ 496
Retail Trade	118	1403	$ 183
Finance, Insurance, Real Estate	37	179	$ 331
Services	158	2443	$ 301
Public Administration	24	532	$ 351

Major Industry/Resources

Major Employers	Product	No. Employees
General Chemical Corp.	Trona	120
FMC Corp	Trona	170
Stauffer Chemical Co.	Trona	20
Texasgulf	Trona	31
Tenneco Minerals Co.	Trona	16

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Uinta Realty	307/786-4434
Ken Klinker	307-789-4261

LOCAL CONTACT

Town Administrator
PO Box 300
Lyman, WY 82937
(307) 786-4898

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

Update 1/90

MEDICINE BOW , WYOMING
1990
COMMUNITY PROFILE

HISTORY

The town of Medicine Bow is located on U.S. Highway 30 just west of Laramie. Its name, "Medicine Bow", is legendary and was derived from the Indian tribes that frequented the area. Along the banks of the river, the Indians found excellent material for making their bows and arrows. To the Indians, anything they found good for a purpose was "good medicine." Thus, the river was called the Medicine Bow River. Since the river originated in the mountains to the south, these mountains were called the Medicine Bow Mountains. When the Union Pacific Railroad was being built, a pumping station was established on the river, and since this was also a supply point, a village sprung up which was naturally given the name Medicine Bow.

LOCATION

Major Cities/Distance

Denver 190 Salt Lake City 410 Phoenix 2,080 Seattle 1,300

San Francisco 1,048 Chicago 1,207 Dallas 987 New York 2,042

POPULATION

	CITY	COUNTY
1980	953	21,896
1985	592	17,950
1989	400	16,902

CLIMATE

Temperature: Annual Average 42.2 Monthly Average (January) 19.0 (July) 64.6

Precipitation: Annual Average 7.98" Humidity: Annual Average low

Annual Average Rainfall 7.98" Annual Average Snowfall 23.2"

Sunshine Days: 219 Average Growing Season: 100 days

Elevation: 6,563 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 1 Volunteer 0

Fire Department: Fulltime 0 Volunteer 15 Insurance Rating: 6

911: Yes X No ___ Building Codes: yes

Planning Commission: Yes X No ___ Business License Required: Yes ___ No X

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes ___ No X

TAXES
(Local)

Assessed Valuation: City: $861,012 County: $301,367,153

Tax Levy (mills) City: 8.00 County: 31.22 Schools: 31.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	1-comb w/H.S.	1-comb w/J.H.	0	0
T-P Ratio	1:11	1:6	1:6	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 1,000

Day Care Centers: 0 Senior Centers: 0

Churches: Catholic: 1 Protestant: 2 Jewish: 0 Other: 1

Commercial: Shopping Centers: 0

Hotel/Motels: 2 Total rooms: 55

RV Parks. 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 1 Dentists: 0

Ambulance Service: Yes: ____ No: X

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No: ____

Telephone Service Provider: T.U. of Wyoming

Post Offices: 1 Class: Third Overnight Mail Services: 1

Recreation: baseball fields: 1 tennis courts: 1 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 1 other: 0

Area Attractions/Distance: Movies, bowling, swimming, concerts, plays, Rawlins 60 m.; Laramie - 40 mi.

Cultural Attractions: Medicine Bow Days, Museum, library, historic Virginian Hotel, wind turbines, park

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	264	na	na	$ na	na	na	na
Mobile Home	na	na	na	$ na	na	na	na
Multi Family	83	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Hot Springs REA Contact: James Kirsch Telephone # 864-3159

Maximum generating capacity: na peak load: na Loop System: Yes X No

Industrial rates: $12.90 per KW; .02053 per KW hr.

Natural Gas: Suppliers: Northern Gas Contact: Larry Reinholtz Telephone # 324-2723

Maximum capacity: 5 M (mcf) peak demand: 3.7 M (mcf)

Rating: 85,000 Btu/cf

Industrial rates: $3.83 MCF

Water: Supplier: Town of Medicine Bow Contact: Town hall Telephone # 379-2225

Maximum daily capacity: 8M (GD-Gallons/Day) Peak daily demand: 1.5 M (GD)

Excess capacity available: Yes X No Residual Pressure: 50-55

Loop System: Yes X No Industrial rates: None Tap Fees: $350

Sewer: Treatment plant: Lagoon System Tap Fees: $350

Present load: na (GD) Capacity: town of 5,000 (GD)

Solid Waste Disposal Available: Yes X No

TRANSPORTATION

Major Highways: US 30; I-80 Nearest Interstate 20 miles

Railroad: Union Pacific

Trucking Firms/distance to nearest terminal Terminal located in Rawlins, 60 miles; Laramie 40 mi.

Airport: Medicine Bow Airport

Runway Length: 4,100 feet Type of Surface: gravel

Lights: Yes No X Tower: Yes No X

Instrument Landing System: Yes No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes No X

Parcel Service: U. P. S. Distance to Terminal: local

Bus Service: Greyhound

Public Transportation: none

Express Service: none

LABOR ANALYSIS

Radius of labor drawing area (miles): 70

Total work force: 7,057 - County Average unemployment rate: 10.1% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	15	91	$ 0
Mining	27	466	$ 688
Construction	47	343	$ 394
Manufacturing	25	512	$ 458
Trans. Comm. & Utilities	43	306	$ 542
Wholesale Trade	30	154	$ 449
Retail Trade	148	1,324	$ 165
Finance, Insurance, Real Estate	38	196	$ 359
Services	149	1,800	$ 306
Public Administration	28	647	$ 347

Major Industry/Resources

Major Employers	Product	No. Employees
11 local retail businesses	Miscellaneous	-
Hanna/Shirley Basin Mines	Coal/Uranium	-
School District #2	Education	30

INDUSTRIAL PROPERTIES

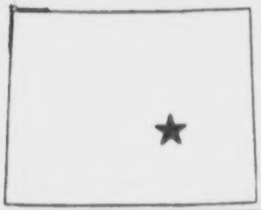
Local Contact	Telephone No.
Carbon County Economic Development Corporation	328-2651

LOCAL CONTACT

Carbon County Economic Development Corp.
Attn: Susan Grafton
Suite 320, Carbon Building
Rawlins, WY 82301
(307) 328-2659

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840



MILLS , WYOMING
1990
COMMUNITY PROFILE

HISTORY

The Mills area grew from the Mills Construction Company gravel mining operations. The Town was founded in 1921 and over the years served as home to many who worked at the Standard (Amoco) Refinery. Mills has grown as a residential community and has several major industrial firms located in and around the town.

LOCATION

Major Cities/Distance

Denver 287 Salt Lake City 403 Phoenix 1,020 Seattle 1,149

San Francisco 1,176 Chicago 1,069 Dallas 1,302 New York 1,947

POPULATION

	CITY	COUNTY
1980	2,139	71,856
1985	2,000	69,000
1989	2,000	66,000

CLIMATE

Temperature: Annual Average 42.0 Monthly Average (January) 30.0 (July) 78.0

Precipitation: Annual Average 11.28 Humidity: Annual Average na

Annual Average Rainfall na Annual Average Snowfall 77.0"

Sunshine Days: 275 Average Growing Season: 128 days

Elevation: 5,120 Feet

GOVERNMENT

Type: Mayor/Council

Police Department: Fulltime 7 Volunteer 0

Fire Department: Fulltime na Volunteer 25 Insurance Rating: 5

911: Yes X No ___ Building Codes: UBC

Planning Commission: Yes X No ___ Business License Required: Yes X No ___

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes ___ No na

TAXES
(Local)

Assessed Valuation: City: $4,796,369 County: $457,202,578

Tax Levy (mills) City: 8.00 County: 12.00 Schools: 41.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses' record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	0	0	1	na
T-P Ratio	1:25	na	na	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: na

Day Care Centers: 3 Senior Centers: 0

Churches: Catholic: 0 Protestant: 2 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 1 Total rooms: 10

RV Parks: 1 Total Spaces: 50

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: Casper Beds: 282

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 0

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 1 Weekly: 0

Radio Stations: AM: na FM: na Public: na

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: 1st Overnight Mail Services: yes

Recreation: baseball fields: 2 tennis courts: 2 swimming pools: 0

golf courses: 0 bike paths: 2 soccer fields: 2

skating rinks: 1 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 3 other: 0

Area Attractions/Distance: Casper Mountain recreation areas - 15 miles; Alcova Reservoir - 30 miles

Cultural Attractions: Fort Casper; Casper Events Center; Nicolaysen Art Museum

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	379	300	79	$ 35-40,000	na	na	na
Mobile Home	350	300	50	$ na	na	na	na
Multi Family	60	5	55	$ na	na	na	na
Senior Housing	0	na	na	$ na	na	na	na
Other na	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific Power Contact: Frank Thomasini Telephone # 577-6910

Maximum generating capacity: Transmission grid peak load: 4 MW Loop System: Yes X No -

Industrial rates: variable

Natural Gas: Suppliers: Kan.-Neb./Northern Gas of WY Contact: Bill Small Telephone # 235-1541

Maximum capacity: na (mcf) peak demand: 1700 (per day) (mcf)

Rating: 100 Btu/cf

Industrial rates: No

Water: Supplier: Mills Contact: Town Hall Telephone # 234-6679

Maximum daily capacity: 5 M (GD-Gallons/Day) Peak daily demand: 1.5M (GD)

Excess capacity available: Yes X No Residual Pressure: 75

Loop System: Yes X No Industrial rates: $.65/1,000 gal. Tap Fees: $1,000

Sewer: Treatment plant: 201 Regional Tap Fees: $800

Present load: 6 M (GD) Capacity: 14 M (GD)

Solid Waste Disposal Available: Yes X No

TRANSPORTATION

Major Highways: U. S. 20-26; I-25 Nearest Interstate 2 miles

Railroad: C&NW; Burlington Northern

Trucking Firms/distance to nearest terminal Edson Express Terminal - local

Airport: Natrona County International

Runway Length: 10,600′ Type of Surface: concrete

Lights: Yes X No Tower: Yes X No

Instrument Landing System: Yes X No

Airlines serving area: Continental Express, Delta, United

Daily Flights: yes

Fixed Base Operators/Air Taxi: Yes X No

Parcel Service: UPS Distance to Terminal: 2 miles

Bus Service: Powder River

Public Transportation: CATC, RC Cab

Express Service: yes

LABOR ANALYSIS

Radius of labor drawing area (miles): see Casper

Total work force: na   Average unemployment rate: na

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees		Average Weekly Wage
Agriculture, Forestry & Fisheries	na	na	$	na
Mining	na	na	$	na
Construction	na	na	$	na
Manufacturing	na	na	$	na
Trans. Comm. & Utilities	na	na	$	na
Wholesale Trade	na	na	$	na
Retail Trade	na	na	$	na
Finance, Insurance, Real Estate	na	na	$	na
Services	na	na	$	na
Public Administration	na	na	$	na

Major Industry/Resources

Major Employers	Product	No. Employees
WOTCO	Earthmoving Equip	230
Edson Express	Trucking	100
Bureau of Reclamation	Government	150
TVA	Government	20
Concrete, Inc.	Bridge/Concrt Structures	20
na	na	na

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Steve Kurtz	266-2524

LOCAL CONTACT

Steve Kurtz
Town Planner
Town of Mills
226-2524

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

MOORCROFT , WYOMING
1990
COMMUNITY PROFILE

HISTORY

In 1890 Moorcroft was the largest shipping point for cattlemen in the United States. Moorcroft is located on the banks of the Belle Fourche River where the highway crosses the old Texas Trail.

LOCATION

Major Cities/Distance

Denver 366 Salt Lake City 599 Phoenix 1,133 Seattle 891

San Francisco 1,151 Chicago 1,000 Dallas 1,073 New York 2,000

POPULATION

	CITY	COUNTY
1980	1,014	5,230
1985	na	5,840
1989	850	4,184

CLIMATE

Temperature: Annual Average 48.4 Monthly Average (January) 30.3 (July) 85.9

Precipitation: Annual Average 10.79 Humidity: Annual Average 50%

Annual Average Rainfall 10.79 Annual Average Snowfall 40"

Sunshine Days: 252 Average Growing Season: 115

Elevation: 4,206 Feet

GOVERNMENT

Type: Mayor/Council

Police Department: Fulltime 4 Volunteer 0

Fire Department: Fulltime 0 Volunteer 17 Insurance Rating: 7

911: Yes X No ____ Building Codes: yes

Planning Commission: Yes X No ____ Business License Required: Yes ____ No X

Zoning Regulations: Yes - No X Industrial Plan Approval: Yes - No X

TAXES
(Local)

Assessed Valuation: City: 3,274,449 County: 89,612,045

Tax Levy (mills) City: 8.00 County: 11.528 Schools: 49.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	1	1	0	1
T-P Ratio	1:19	1:11	1:11	na	na

Vocational Schools: na

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 2 Total Volumes: 18,000

Day Care Centers: 1 Senior Centers: 0

Churches: Catholic: 1 Protestant: 5 Jewish: 0 Other: 1

Commercial: Shopping Centers: 0

Hotel/Motels: 3 Total rooms: 57

RV Parks: 1 Total Spaces: 38

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 1 Dentists: 1

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 0 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: X Class: 1st Overnight Mail Services: na

Recreation: baseball fields: 2 tennis courts: 2 swimming pools: 1

golf courses: 0 bike paths: 1 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 3 other: 0

Area Attractions/Distance: Devil's Tower National Monument - 35 mi; Keyhole Reservoir - 17 mi.

Cultural Attractions: Arts Council; Community Concerts; Moorcroft Historical Society; Jubilee Days

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	425	411	14	$ 50,000	na	na	na
Mobile Home	62	na	na	$ na	na	na	na
Multi Family	18	na	na	$ 200/mo	6	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other na	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Tri-County Elec. Contact: John Rogers Telephone # 283-3531

Maximum generating capacity: na peak load: na Loop System: Yes X No ___

Industrial rates: B-10; $10 per month for service; $.495 per KWH

Natural Gas: Suppliers: Petrolane Gas Contact: Mr. Darnell Telephone # 756-3343

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: 200 therms; .4299, 800 therms; .4099 and over 1,000 therms, .3899

Water: Supplier: Town of Moorcroft Contact: E. Hagemann Telephone # 756-3526

Maximum daily capacity: 280,000 (GD-Gallons/Day) Peak daily demand: 463,000 (GD)

Excess capacity available: Yes X No ___ Residual Pressure: 36.67

Loop System: Yes X No ___ Industrial rates: 0-1499 2.10; 1500-2499 4.20; 2500-3499, 6.30; 3500-4499 8.40 Tap Fees: $350.00

Sewer: Treatment plant: Aerated Lagoon System Tap Fees: $250.00

Present load: na (GD) Capacity: na (GD)

Solid Waste Disposal Available: Yes X No ___

TRANSPORTATION

Major Highways: I-90; U. S. 14, 16; WY 24 Nearest Interstate .25 miles

Railroad: Burlington Northern

Trucking Firms/distance to nearest terminal Ross Transfer - 28 mi; Salt Creek Freightways - 28 mi.

Airport: Nearest is Gillette - 28 mi

Runway Length: na Type of Surface: na

Lights: Yes - No X Tower: Yes - No X

Instrument Landing System: Yes - No X

Airlines serving area: na

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes - No X

Parcel Service: UPS Distance to Terminal: 28 mi

Bus Service: Powder River Transport

Public Transportation: None

Express Service: None

LABOR ANALYSIS

Radius of labor drawing area (miles): Crook County

Total work force: 2,495 Average unemployment rate: 4.3%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	na	na	$ na
Mining	16	198	$ 490.00
Construction	35	220	$ 426.00
Manufacturing	23	243	$ 347.00
Trans. Comm. & Utilities	20	118	$ 493.00
Wholesale Trade	6	45	$ 372.00
Retail Trade	48	224	$ 160.00
Finance, Insurance, Real Estate	8	50	$ 373.00
Services	36	465	$ 268.00
Public Administration	15	122	$ 298.00

Major Industry/Resources

Major Employers	Product	No. Employees
Fuller Construction	Construction	43
Rocky Mtn Water Service	Water Service/Const	10
Kummerfelt Construction	Construction	8
Moorcroft State Bank	Bank	9
Ellis Water Service	Water Service/Const	2
Stone Container Corp	Wood Chips-Cardboard	8

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Edie Hagemann	756-3526

LOCAL CONTACT

Moorcroft Town Hall
P. O. Box 70
Moorcroft, WY 82721
756-3526

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

MOUNTAIN VIEW , WYOMING
1990
COMMUNITY PROFILE

HISTORY

The Town of Mountain View was incorporated in 1974.

LOCATION

Major Cities/Distance

Denver 400 Salt Lake City 115 Phoenix 758 Seattle 960

San Francisco na Chicago 1,290 Dallas 1,170 New York 2,060

POPULATION

	CITY	COUNTY
1980	628	13,021
1985	1,350	18,396
1989	1,360	20,791

CLIMATE

Temperature: Annual Average 53 Monthly Average (January) 20 (July) 62

Precipitation: Annual Average 9.97 Humidity: Annual Average 25%

Annual Average Rainfall na Annual Average Snowfall 12.5"

Sunshine Days: 255 Average Growing Season: 60

Elevation: 6,800 Feet

GOVERNMENT

Type: Mayor/Council

Police Department: Fulltime 2 Volunteer 0

Fire Department: Fulltime na Volunteer X Insurance Rating: 7

911: Yes X No - Building Codes: UBC

Planning Commission: Yes No X Business License Required: Yes X No -

Zoning Regulations: Yes X No Industrial Plan Approval: Yes No X

TAXES
(Local)

Assessed Valuation: City: 2,336,159 County: na

Tax Levy (mills) City: 8.00 County: na Schools: na

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	2	1	1	0	0
T-P Ratio	1:24	1:15	1:12	na	na

Vocational Schools: High School Shop

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 14,527

Day Care Centers: 0 Senior Centers: 0

Churches: Catholic: 0 Protestant: 1 Jewish: 0 Other: 1

Commercial: Shopping Centers: 0

Hotel/Motels: 0 Total rooms: 0

RV Parks: 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 0

Ambulance Service: Yes: X No:

Communications: Newspapers: 10 Daily: 1 Weekly:

Radio Stations: AM: na FM: na Public: na

Cable TV: Yes: X No:

Telephone Service Provider: Union Telephone

Post Offices: 1 Class: 2nd Overnight Mail Services: na

Recreation: baseball fields: 2 tennis courts: 2 swimming pools: 1

golf courses: 0 bike paths: na soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 1 other: bowling

Area Attractions/Distance: Fort Bridger - 5 miles; Flaming Gorge - 50 miles.

Cultural Attractions: Fiddler's Hoedown

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	366	na	na	$ 50,000	na	na	na
Mobile Home	60	na	na	$ na	na	na	na
Multi Family	23	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other na	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Bridger Valley Electric Contact: Bill Lewis Telephone # 786-2800

Maximum generating capacity: na peak load: na Loop System: Yes - No -

Industrial rates: na

Natural Gas: Suppliers: Mt. Fuel Contact: Jerry Burns Telephone # 789-6395

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 1,000 Btu/cf

Industrial rates: na

Water: Supplier: Municipal Contact: Town Hall Telephone # 782-3100

Maximum daily capacity: na (GD-Gallons/Day) Peak daily demand: 500,000 (GD)

Excess capacity available: Yes X No ____ Residual Pressure: na

Loop System: Yes - No - Industrial rates: ____ Tap Fees: ¾"-600

Sewer: Treatment plant: Municipal Tap Fees: $6,000

Present load: na (GD) Capacity: na (GD)

Solid Waste Disposal Available: Yes X No -

TRANSPORTATION

Major Highways: I-80 Nearest Interstate 3 miles

Railroad: Carter - 15 miles

Trucking Firms/distance to nearest terminal Valley Cargo - 35 miles; Utah-Wyoming Consolidated

Airport: Ft. Bridger

Runway Length: 1.5 miles Type of Surface: asphalt

Lights: Yes X No ____ Tower: Yes ____ No X

Instrument Landing System: Yes X No ____

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes X No ____

Parcel Service: UPS Distance to Terminal: na

Bus Service: Greyhound - 3 miles

Public Transportation: none

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 50

Total work force: 4,096 Average unemployment rate: 10%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	na	na	$ na
Mining	8	2,950	$ 800
Construction	65	700	$ 425
Manufacturing	16	220	$ 340
Trans. Comm. & Utilities	46	405	$ 524
Wholesale Trade	44	215	$ 496
Retail Trade	118	1,403	$ 183
Finance, Insurance, Real Estate	37	179	$ 331
Services	158	2,443	$ 301
Public Administration	24	532	$ 351

Major Industry/Resources

Major Employers	Product	No. Employees
School District	Education	na
Trona Mines	Trona	na
na	na	na
na	na	na
na	na	na
na	na	na

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Ken Klinker	789-4261

LOCAL CONTACT

Olive Taylor
Mtn View Town Hall
P. O. Box 249
Mountain View, WY 82939
782-3100

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

Update 1/90

NEWCASTLE , WYOMING
1990
COMMUNITY PROFILE

HISTORY

Newcastle was incorporated in 1889 and designated County Seat in 1890, with an estimated population of 1,500. It became a major trade center for ranching and coal mining. In addition, Newcastle experienced oil booms from 1918-1924 and from 1948-1963. Open pit coal mining in western Weston County from 1975 to the present brought another influx of citizens to Newcastle. Its location on the west edge of the Black Hills has made Newcastle a tourist center, and the abundance of deer and antelope bring many out-of-state hunters to the area each year.

LOCATION

Major Cities/Distance

Denver 335 Salt Lake City 600 Phoenix 1,233 Seattle 1,127

San Francisco 1,250 Chicago 950 Dallas 1,172 New York 1,538

POPULATION

	CITY	COUNTY
1980	3,596	7,106
1985	3,833	7,576
1989	3,649	7,212

CLIMATE

Temperature: Annual Average 46.7 Monthly Average (January) 23.0 (July) 73.0

Precipitation: Annual Average 13.9" Humidity: Annual Average 22%

Annual Average Rainfall 13.9" Annual Average Snowfall 34.0

Sunshine Days: 360 Average Growing Season: 145 days

Elevation: 4,339 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 9 Volunteer 0

Fire Department: Fulltime 0 Volunteer 40 Insurance Rating: 5

911: Yes X No ____ Building Codes: UBC

Planning Commission: Yes X No ____ Business License Required: Yes ____ No X

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No ____

TAXES
(Local)

Assessed Valuation: City: $7,566,835 County: $65,973,478

Tax Levy (mills) City: 71.39 County: 61.04 Schools: 0

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	1	1	0	2
T-P Ratio	1:14	1:15	1:9	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 25,000

Day Care Centers: 2 Senior Centers: 0

Churches: Catholic: 1 Protestant: 12 Jewish: 0 Other: 1

Commercial: Shopping Centers: 0

Hotel/Motels: 12 Total rooms: 210

RV Parks: 2 Total Spaces: 83

Conventions Facilities: 1 Capacity: 600

Medical Facilities: Hospitals: 1 Beds: 36

Nursing Homes: 1 Total Rooms: 41

Doctors: 4 Dentists: 3

Ambulance Service: Yes: X No:

Communications: Newspapers: 3 Daily: 2 Weekly: 1

Radio Stations: AM: 1 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: First Overnight Mail Services: 2

Recreation: baseball fields: 2 tennis courts: 6 swimming pools: 1

golf courses: 1 bike paths: 2 soccer fields: 2

skating rinks: 1 movie theaters: 1 outdoor movies: 0

recreation center: 0 number of parks: 2 other: 6

Area Attractions/Distance: Devils Tower, 69m.; Keyhole Lake, 50m.; Black Hills National Forest, 12m.; Jewel Cave, 17m.; Custer State Park, 46m.; Mount Rushmore, 60m.

Cultural Attractions: Anna Miller Museum, Whoop-Up Canyon

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	2,376	2,019	357	$ 55,000	144	99	45
Mobile Home	739	528	104	$ 15,000	108	93	15
Multi Family	481	101	272	$ 17,500	109	25	84
Senior Housing	43	0	43	$ na	12	0	12
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Black Hills P and L Contact: Tri-County Elec.
Black Hills P&L Telephone # 283-3531
746-2726

Maximum generating capacity: 24 MW peak load: 5 MW Loop System: Yes - No -

Industrial rates: $850 KVA to 125, $6 to 175, $4.85 each additional

Natural Gas: Suppliers: McCullough Contact: Petrolane Telephone # 746-4404

Maximum capacity: na (mcf) peak demand: 1.648 M (mcf)

Rating: 11.76 Btu/cf

Industrial rates: 1-200-$.4299, 200-1000-$.4099, 1001+-$.3899

Water: Supplier: City of Newcastle Contact: City Telephone # 746-3535

Maximum daily capacity: 3.168M (GD-Gallons/Day) Peak daily demand: 3.168 M (GD)

Excess capacity available: Yes X No ___ Residual Pressure: 90-150

Loop System: Yes X No ___ Industrial rates: $.89 per 100 Tap Fees: $550 for ¾"

Sewer: Treatment plant: Lagoon Tap Fees: $200

Present load: .41 M (GD) Capacity: .67 M (GD)

Solid Waste Disposal Available: Yes X No ___

TRANSPORTATION

Major Highways: US 85, 16; WY 450 Nearest Interstate 46 miles

Railroad: Burlington Northern

Trucking Firms/distance to nearest terminal Dixon Brothers, 1 mi.; UTI Trucking, local; Osage Hot Oil Co., 15 mi.; Patton Trucking, local; Lambert Ranch Trucking, 15 mi.; DRB Trucking, 18 mi.

Airport: Mondell Field

Runway Length: 5,300 feet Type of Surface: concrete

Lights: Yes X No ___ Tower: Yes ___ No X

Instrument Landing System: Yes X No ___

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes X No ___

Parcel Service: U.P.S. Distance to Terminal: 71 miles

Bus Service: Powder River Transportation

Public Transportation: Senior Citizen Bus

Express Service: Federal Express

II

LABOR ANALYSIS

Radius of labor drawing area (miles): 38

Total work force: 3,364 Average unemployment rate: 6.2%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	55	15	$ 150.13
Mining	38	448	$ 444.99
Construction	29	106	$ 358.68
Manufacturing	19	205	$ 433.03
Trans. Comm. & Utilities	28	216	$ 453.94
Wholesale Trade	9	26	$ 393.36
Retail Trade	52	372	$ 182.37
Finance, Insurance, Real Estate	10	63	$ 339.92
Services	61	592	$ 299.09
Public Administration	17	162	$ 294.63

Major Industry/Resources

Major Employers	Product	No. Employees
Wyoming Refinery	Gas/Oil/Diesel	75
Pope and Talbot	Lumber	88
Dixon Brothers	Trucking	163
Updike Brothers	Oil Field Service	120
Weston County Hospital	Health	95
School District #1	Education	175

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Diane Giffen	746-2705

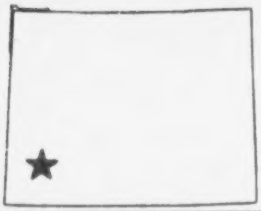
LOCAL CONTACT

Weston County Economic Development
211 South Seneca
P.O. Box 7
Newcastle, WY 8270
(307) 746-2705

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

Update 1/90



OPAL , WYOMING
1990
COMMUNITY PROFILE

HISTORY

Named in 1881 for the precious stone that was found there, Opal became an important livestock rail shipping center. At some point, the pronunciation was changed to "O-pal'." today, Northwest Pipeline has a gas plant located in Opal. Opal is 15 miles east of Kemmerer.

LOCATION

Major Cities/Distance

Denver 427 Salt Lake City 147 Phoenix 795 Seattle 983

San Francisco 899 Chicago 1,373 Dallas 1,196 New York 2,145

POPULATION

	CITY	COUNTY
1980	160	12,177
1985	228	14,975
1989	125	14,361

CLIMATE

Temperature: Annual Average 34 Monthly Average (January) 14 (July) 61

Precipitation: Annual Average 12.76" Humidity: Annual Average 24%

Annual Average Rainfall 9" Annual Average Snowfall 57.9"

Sunshine Days: 255 Average Growing Season: 60 days

Elevation: 6,668 Feet

GOVERNMENT

Type: Mayor/4 Council Members

Police Department: Fulltime na Volunteer na

Fire Department: Fulltime na Volunteer X Insurance Rating: 6

911: Yes X No ____ Building Codes: U.B.C.

Planning Commission: Yes X No ____ Business License Required: Yes X No ____

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No ____

TAXES
(Local)

Assessed Valuation: City: 241,903 County: 282,637,084

Tax Levy (mills) City: 7.487 County: 9.080 Schools: 7.358

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	3	1	1	0	0
T-P Ratio	1:17	1:10	1:11	na	na

Vocational Schools: High School Shop Programs

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 0 Total Volumes: 0

Day Care Centers: 0 Senior Centers: 0

Churches: Catholic: 0 Protestant: 0 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 0 Total rooms: 0

RV Parks: 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 0

Ambulance Service: Yes: X No: ____

Communications: Newspapers: 1 Daily: na Weekly: X

Radio Stations: AM: 1 FM: na Public: na

Cable TV: Yes: X No: ____

Telephone Service Provider: U.S. West

Post Offices: 1 Class: na Overnight Mail Services: 0

Recreation: baseball fields: 1 tennis courts: 0 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 1 other: 0

Area Attractions/Distance: Fossil Butte National Monument - 25 miles; Fort Bridger - 50 miles; Sublette Meadows National Wetland - 60 miles; Yellowstone National Park - 232 miles.

Cultural Attractions: Founder's Day

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	33	na	na	$ 50,000	7	7	0
Mobile Home	24	na	na	$ 10,000	5	5	0
Multi Family	0	na	na	$ na	0	0	0
Senior Housing	na	na	na	$ na	0	0	0
Other				$			

UTILITIES

Electricity: Suppliers: Utah P&L Contact: Leo Udy Telephone # 877-9061

Maximum generating capacity: 735MW peak load: 5MW Loop System: Yes X No ____

Industrial rates: Please contact Utah Power and Light

Natural Gas: Suppliers: na/propane Contact: Vangas Telephone # 877-3941

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: na Btu/cf

Industrial rates: na

Water: Supplier: Municipal Contact: Town Hall Telephone # 877-3919

Maximum daily capacity: 125,000 (GD-Gallons/Day) Peak daily demand: 9,500 (GD)

Excess capacity available: Yes X No ____ Residual Pressure: 80 lbs

Loop System: Yes X No ____ Industrial rates: $5/1,000 to 75,000 gal Tap Fees: ¾" = $250; 1½ = $500

Sewer: Treatment plant: Municipal Tap Fees: 4" = $250; 6" = $1,000

Present load: M (GD) Capacity: M (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: U. S. Hwy 30 Nearest Interstate 29 miles

Railroad: Union Pacific Short Line

Trucking Firms/distance to nearest terminal Valley Cargo - 65 miles; Consolidated; WY Express

Airport: Located just north of Kemmerer

Runway Length: 7,050' Type of Surface: asphalt

Lights: Yes X No ____ Tower: Yes ____ No X

Instrument Landing System: Yes X No ____

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes X No ____

Parcel Service: UPS Distance to Terminal: 65 mi.

Bus Service: no

Public Transportation: Senior Citizen and Handicapped

Express Service: none

LABOR ANALYSIS

Radius of labor drawing area (miles): 100 miles - Countywide

Total work force: 5,913 - County Average unemployment rate: 8-10% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	NA	900+	$ NA
Mining	23	546	$ 801
Construction	63	331	$ 430
Manufacturing	31	514	$ 422
Trans. Comm. & Utilities	29	467	$ 600
Wholesale Trade	25	55	$ 399
Retail Trade	101	665	$ 164
Finance, Insurance, Real Estate	27	134	$ 348
Services	107	1,129	$ 285
Public Administration	25	317	$ 315

Major Industry/Resources

Major Employers	Product	No. Employees
Pittsburgh & Midway	Coal	369
Utah Power & Light	Electricity	219
FMC Corporation	Coal/Coke	175
Exxon, USA	Gas/Helium	170
Stauffer Chemical	Phosphate	20
Northwest Pipeline	Gas	39

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
David Fagnant	(307) 887-3988
Jim Geesey	(307) 887-3737

LOCAL CONTACT

Mayor Michael Hunt
P. O. Box 130
Opal, WY 83124
(307) 877-3919

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

Update 1/90

PINE BLUFFS , WYOMING
1990
COMMUNITY PROFILE

HISTORY

LOCATION

Major Cities/Distance

Denver 141 Salt Lake City 476 Phoenix 981 Seattle 1,285

San Francisco 1,232 Chicago 921 Dallas 921 New York 1,974

POPULATION

	CITY	COUNTY
1980	1,077	68,649
1985	1,120	70,029
1989	1,157	72,343

CLIMATE

Temperature: Annual Average 64.9 Monthly Average (January) 26.5 (July) 72.4

Precipitation: Annual Average 14.5" Humidity: Annual Average 51%

Annual Average Rainfall 14.5" Annual Average Snowfall 35 3"

Sunshine Days: 344 Average Growing Season: 147 days

Elevation: 5,047 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 2 Volunteer 0

Fire Department: Fulltime 0 Volunteer 17 Insurance Rating: 7

911: Yes X No ___ Building Codes: None

Planning Commission: Yes X No ___ Business License Required: Yes - No X

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes X No -

TAXES
(Local)

Assessed Valuation: City: 3,68,311 County: 242,407,631

Tax Levy (mills) City: 5 County: 12 Schools: 26

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	4	1	1	0	0
T-P Ratio	1:13	na	1:7	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: na

Day Care Centers: 1 Senior Centers: 0

Churches: Catholic: 1 Protestant: 6 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 2 Total rooms: 66

RV Parks: 1 Total Spaces: 105

Conventions Facilities: 1 Capacity: 304

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 1 Total Rooms: 10

Doctors: 1 Dentists: 1

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 0 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: 2nd Overnight Mail Services: 0

Recreation: baseball fields: 1 tennis courts: 3 swimming pools: 1

golf courses: 1 bike paths: 1 soccer fields: 1

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 1 number of parks: 3 other: 1

Area Attractions/Distance: Oliver Dam, 13m.

Cultural Attractions: High Plains Archaeology, June-August; Texas Trail Museum

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	na	na	na	$ $200.00	na	na	na
Mobile Home	na	na	na	$ $250.00	na	na	na
Multi Family	na	na	na	$ $350.00	na	na	na
Senior Housing	na	na	na	$ according to income	na	na	na
Other ______	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Town of Pine Bluffs Contact: Town Hall Telephone # 245-3746

Maximum generating capacity: na peak load: 80kw Loop System: Yes ____ No X

Industrial rates: first 100=.105; next 400=.065; add'l=.055

Natural Gas: Suppliers: Cheyenne L F and P Contact: Ray Kraft Telephone # 245-3207

Maximum capacity: 2400/day (mcf) peak demand: 800/day (mcf)

Rating: 85,000 Btu/cf

Industrial rates: Res. 2.5289 per MCF; Comm. 3.77 cents per MCF

Water: Supplier: Town of Pine Bluffs Contact: Town Hall Telephone # 245-3746

Maximum daily capacity: 403,200 (GD-Gallons/Day) Peak daily demand: na (GD)

Excess capacity available: Yes ____ No X Residual Pressure: na

Loop System: Yes ____ No X Industrial rates: $8 base, 35 for each 1000 gallons after Tap Fees: $500

Sewer: Treatment plant: Lagoon Tap Fees: $500

Present load: na (GD) Capacity: oversized (GD)

Solid Waste Disposal Available: Yes X No ____

TRANSPORTATION

Major Highways: I-80 Nearest Interstate Adjacent miles

Railroad: Union Pacific

Trucking Firms/distance to nearest terminal NTC, 20m.; DRW, local; Yellow Freight, 40m.

Airport: Pine Bluffs Municipal Airport

Runway Length: 4,600 Type of Surface: asphalt

Lights: Yes X No ____ Tower: Yes ____ No X

Instrument Landing System: Yes ____ No X

Airlines serving area: Pinesair (charter)

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ____ No X

Parcel Service: UPS ____ Distance to Terminal: ____

Bus Service: Greyhound

Public Transportation: Senior Citizens

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 60 mi.

Total work force: 32,865 (county) Average unemployment rate: 5.2%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	4	40	$ -
Mining			$ -
Construction	4	6	$ -
Manufacturing			$ -
Trans. Comm. & Utilities	3	35	$ -
Wholesale Trade			$ -
Retail Trade	8	40	$ -
Finance, Insurance, Real Estate	7	18	$ -
Services	-	-	$ -
Public Administration	1	20	$ -

Major Industry/Resources

Major Employers	Product	No. Employees
Rocky Mountain Snacks	Potato Chips	50
Rural Electric Assoc.	Electricity	30
Rodeo Truck Stop	Restaurant/Service Station	32
Texas Trail Market	Grocery	20
High Plains Co-op	Grain Elevator	26
DR W	Grain Elevator	7
School District #2	Education	50

INDUSTRIAL PROPERTIES

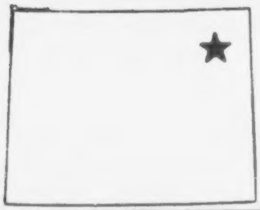
Local Contact	Telephone No.
Timothy Cannars - Pine Bluffs Post	245-3763

LOCAL CONTACT

Tim Conner, Mayor
220 Main St.
Pine Bluffs, WY 82082
(307) 245-3746

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840



PINE HAVEN, WYOMING
1990
COMMUNITY PROFILE

HISTORY

Pine Haven is located at Keyhole Reservoir and 25 miles from Devils Tower. The dream began in the 1960's when people began to discover a timbered area nestled in a haven which protected campers from strong winds and terrible storms. A few decided to try to build summer homes and access it along already established cattle trails. Coop and Betty Waters began surveying out 10 acre tracts and in a matter of 3 years over a thousand acres has been platted.

LOCATION

Major Cities/Distance

Denver 300 Salt Lake City 700 Phoenix 1,200 Seattle 1,000

San Francisco 1,500 Chicago 1,200 Dallas 1,200 New York 2,000

POPULATION

	CITY	COUNTY
1980	80	5,000
1985	150	5,200
1989	190	5,500

CLIMATE

Temperature: Annual Average 47 Monthly Average (January) 25 (July) 70

Precipitation: Annual Average 13" Humidity: Annual Average 20%

Annual Average Rainfall 4.5" Annual Average Snowfall 10"

Sunshine Days: 300 Average Growing Season: 120

Elevation: 4,100 Feet

GOVERNMENT

Type: Mayor/Council

Police Department: Fulltime 0 Volunteer Sheriff

Fire Department: Fulltime 0 Volunteer 10 Insurance Rating: 9

911: Yes X No Building Codes: UBC

Planning Commission: Yes X No Business License Required: Yes X No

Zoning Regulations: Yes X No Industrial Plan Approval: Yes No X

TAXES
(Local)

Assessed Valuation: City: $625,183 County: $101,647,943

Tax Levy (mills) City: 8.0 County: 19.9 Schools: 43.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	1	1	0	0
T-P Ratio	1:15	1:16	1:18	1:10	na

Vocational Schools: na

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: Branch Total Volumes: 14,000

Day Care Centers: 0 Senior Centers: 0

Churches: Catholic: 0 Protestant: 0 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 0 Total rooms: 0

RV Parks: 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 0

Ambulance Service: Yes: X No: -

Communications: Newspapers: 0 Daily: 0 Weekly: 0

Radio Stations: AM: 0 FM: 0 Public: 0

Cable TV: Yes: X No: -

Telephone Service Provider: U.S. West Communications

Post Offices: 1 Class: 1st Overnight Mail Services: X

Recreation: baseball fields: 0 tennis courts: 1 swimming pools: 0

golf courses: 1 bike paths: 0 soccer fields: 0

skating rinks: 1 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 1 other: 0

Area Attractions/Distance: Devil;s Tower - 25 mi.; Keyhole Reservoir, Keyhole Golf Course

Cultural Attractions: Rodeos; County Fairs, Horseracing

HOUSING

	COUNTY OCCUPANCY CHARACTERISTICS						
	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	88	83	5	$ $45,000	2	1	1
Mobile Home	13	10	3	$ $15,000	2	0	2
Multi Family	na	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other na	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Tri-County Electric Contact: John Telephone # (800)442-3630

Maximum generating capacity: na peak load: 174 mw Loop System: Yes X No -

Industrial rates: na

Natural Gas: Suppliers: na Contact: na Telephone # na

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: Does not apply

Water: Supplier: Town of Pine Haven Contact: Mark Harwood Telephone # 756-3470

Maximum daily capacity: 290,000 (GD-Gallons/Day) Peak daily demand: varies (GD)

Excess capacity available: Yes ____ No X Residual Pressure: 40-60 psi

Loop System: Yes X No ____ Industrial rates: $10.00 first 3,000 gal; $1.00/1000 gal after Tap Fees: $1,500

Sewer: Treatment plant: To-Town-Residents Tap Fees: $1,000

Present load: 1/3 of cap. (GD) Capacity: 30,000 (GD)

Solid Waste Disposal Available: Yes ____ No X

TRANSPORTATION

Major Highways: Hwy 14 Nearest Interstate 10 miles

Railroad: Burlington Northern

Trucking Firms/distance to nearest terminal Edson Express, 40 mi; Northwest, 40 mi

Airport: Local - small; Gillette Airport - 45 miles

Runway Length: 4200-2400 Type of Surface: tar & grass

Lights: Yes ____ No X Tower: Yes ____ No X

Instrument Landing System: Yes - No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes - No X

Parcel Service: UPS Distance to Terminal: 45 mi.

Bus Service: Trailways in Moorcroft

Public Transportation: None

Express Service: Federal Express, UPS - 40 miles

LABOR ANALYSIS

Radius of labor drawing area (miles): 40 miles

Total work force: 2,888 Average unemployment rate: 6.5%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	1	na	$ $170-600
Mining	5	na	$ $170-600
Construction	1	na	$ $170-600
Manufacturing	na	na	$ $170-600
Trans. Comm. & Utilities	3	na	$ $170-600
Wholesale Trade	na	na	$ $170-600
Retail Trade	4	na	$ $170-600
Finance, Insurance, Real Estate	10	na	$ $170-600
Services	1	na	$ $170-600
Public Administration	1	na	$ $170-600

Major Industry/Resources

Major Employers	Product	No. Employees
Amax Coal	Coal	na
Burlington Northern	Transportation	na
Crook County Schools	Education	na
Private Businesses	Variety	na
Agriculture	Beef and Sheep	na
Hulett Post and Pole	Wood Products	na

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Scott Handley	756-3446

LOCAL CONTACT

Town of Pine Haven
Mayor Scott Handley
24 Waters Drive
Pine Haven, WY 82721
(307) 756-9383

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

RANCHESTER , WYOMING
1990
COMMUNITY PROFILE

HISTORY

na

LOCATION

Major Cities/Distance

Denver 457 Salt Lake City 485 Phoenix 844 Seattle 775

San Francisco 957 Chicago 994 Dallas 995 New York 1,179

POPULATION

	CITY	COUNTY
1980	655	25,048
1985	703	25,498
1989	630	24,764

CLIMATE

Temperature: Annual Average 44.5 Monthly Average (January) 20.0 (July) 69.8

Precipitation: Annual Average 15.57" Humidity: Annual Average 42.0%

Annual Average Rainfall 11.29" Annual Average Snowfall 18.0"

Sunshine Days: 240 Average Growing Season: 120 days

Elevation: 3,775 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 0 Volunteer Sheriff

Fire Department: Fulltime 0 Volunteer X Insurance Rating: 6

911: Yes X No ____ Building Codes: yes

Planning Commission: Yes X No ____ Business License Required: Yes - No X

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No -

TAXES
(Local)

Assessed Valuation: City: $1,374,221 County: $104,705,678

Tax Levy (mills) City: 8.00 County: 12.00 Schools: 25.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	0	1	0	0
T-P Ratio	1:20	na	1:20	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 15,150

Day Care Centers: 0 Senior Centers: 0

Churches: Catholic: 1 Protestant: 3 Jewish: 0 Other: 1

Commercial: Shopping Centers: 1

Hotel/Motels: 1 Total rooms: 18

RV Parks: 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 1 Total Rooms: 10

Doctors: 0 Dentists: 1

Ambulance Service: Yes: ____ No: X

Communications: Newspapers: 0 Daily: 0 Weekly: 0

Radio Stations: AM: 0 FM: 0 Public: 0

Cable TV: Yes: X No: ____

Telephone Service Provider: U.S. West

Post Offices: 1 Class: 2nd Overnight Mail Services: na

Recreation: baseball fields: 1 tennis courts: 1 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 2

skating rinks: 1 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 6 other: 0

Area Attractions/Distance: Conner Battlefield in Town; Sawyer Expedition Fight - 5 mi.; Tongue River Creative Playground

Cultural Attractions: Art and Craft Shows at school and library

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	154	127	27	$ $38,000	2	1	1
Mobile Home	47	38	9	$ $6,000	na	na	na
Multi Family	51	2	49	$ $250/mo.	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other ______	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: na Contact: MDU Telephone # 675-4454

Maximum generating capacity: na peak load: na Loop System: Yes X No -

Industrial rates: na

Natural Gas: Suppliers: ______ Contact: na Telephone # na

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: na

Water: Supplier: Municipal Contact: na Telephone # 655-2283

Maximum daily capacity: 720,000 (GD-Gallons/Day) Peak daily demand: 405,000 (GD)

Excess capacity available: Yes X No ______ Residual Pressure: 80 psi

Loop System: Yes X No ______ Industrial rates: $225 Tap Fees: 33.75 + 3¢/100 gal.; 0-2000 9.75 min.

Sewer: Treatment plant: three cell aeration Tap Fees: $25

Present load: 50,000 (GD) Capacity: 500,000 (GD)

Solid Waste Disposal Available: Yes ______ No X

TRANSPORTATION

Major Highways: US 14, 87, I-90, Nearest Interstate ¼ mi. miles

Railroad: Burlington Northern

Trucking Firms/distance to nearest terminal Edson Express; N.P. Transport; Barber Transportation - all 17 mi.

Airport: Sheridan Airport - 17 mi.

Runway Length: 6648, 5073, Type of Surface: concrete,asphalt

Lights: Yes X No ______ Tower: Yes X No ______

Instrument Landing System: Yes X No ______

Airlines serving area: Big Horn Airways; United Express

Daily Flights: yes

Fixed Base Operators/Air Taxi: Yes X No ______

Parcel Service: U.P.S., Federal Express Distance to Terminal: 17 mi.

Bus Service: Powder River Transport

Public Transportation: none

Express Service: UPS; Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 20 mi.

Total work force: 115 Average unemployment rate: 4.9%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	0	0	$ 0
Mining	0	0	$ 0
Construction	1	2	$ 280
Manufacturing	0	0	$ 0
Trans. Comm. & Utilities	0	0	$ 0
Wholesale Trade	0	0	$ 0
Retail Trade	19	31	$ 155
Finance, Insurance, Real Estate	1	8	$ 175
Services	4	14	$ 144
Public Administration	3	20	$ 210

Major Industry/Resources

Major Employers	Product	No. Employees
School Dist. #1 West	Education	52
Ranchester State Bank	Banking Services	8
Buckhorn Grocery, Inc.	Groceries & Meat Processing	8
Ranch House Restaurant	Prepared Food	8
na		
na		

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
na	na

LOCAL CONTACT

Teri Laya
P.O. Box 666
Ranchester, WY 82839
(307) 655-2283

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

RAWLINS , WYOMING
1990
COMMUNITY PROFILE

HISTORY

The town of Rawlins is the namesake of General John A. Rawlins, the Chief of Staff of the United States Army in 1867. He was on an expedition of Wyoming where he had an opportunity to drink from a clear spring. He enjoyed the water so much that one of his men promptly named the spring after him, "Rawlins Spring." Like most towns in Southern Wyoming, Rawlins grew swiftly as the railway pushed westward. The first settlement was south of the railroad track near Rawlins Spring and soon became known simply as "Rawlins." In about 1870, more permanent settlement began on the northside, where most of the city now stands. Rawlins serves as the governmental and economic hub of Carbon County.

LOCATION

Major Cities/Distance

Denver 250 Salt Lake City 350 Phoenix 2,020 Seattle 636

San Francisco 1,048 Chicago 1,267 Dallas 1,047 New York 2,102

POPULATION

	CITY	COUNTY
1980	11,547	21,896
1985	10,662	17,950
1989	10,540	17,744

CLIMATE

Temperature: Annual Average 42.2 Monthly Average (January) 18.4 (July) 67.6

Precipitation: Annual Average 9.06" Humidity: Annual Average low

Annual Average Rainfall 9.06" Annual Average Snowfall 54.8"

Sunshine Days: 219 Average Growing Season: 100 days

Elevation: 6,755 Feet

GOVERNMENT

Type: Council-Manager

Police Department: Fulltime 19 Volunteer 0

Fire Department: Fulltime 7 Volunteer 21 Insurance Rating: 6

911: Yes X No ___ Building Codes: yes

Planning Commission: Yes X No ___ Business License Required: Yes - No X

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes X No ___

TAXES
(Local)

Assessed Valuation: City: $19,975,736 County: $301,367,153

Tax Levy (mills) City: 10.00 County: 31.22 Schools: 24.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	4	1	1	Carbon Cty. Higher Ed. Ctr.	
T-P Ratio	1:22	1:24	1:19	na	na

Vocational Schools: Western Wyoming College serves Rawlins through the Carbon County Higher Education Cente

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 50,000

Day Care Centers: 2 Senior Centers: 1

Churches: Catholic: 1 Protestant: 13 Jewish: 0 Other: 2

Commercial: Shopping Centers: 2

Hotel/Motels: 15 Total rooms: 813

RV Parks: 3 Total Spaces: 400

Conventions Facilities: 1 Capacity: 1000

Medical Facilities: Hospitals: 1 Beds: 93

Nursing Homes: 1 Total Rooms: 48

Doctors: 8 Dentists: 5

Ambulance Service: Yes: X No: ____

Communications: Newspapers: 2 Daily: 2 Weekly: 0

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No: ____

Telephone Service Provider: U. S. West

Post Offices: 1 Class: First Overnight Mail Services: 1

Recreation: baseball fields: 6 tennis courts: 8 swimming pools: 2

golf courses: 0 bike paths: 1 soccer fields: 4

skating rinks: 1 movie theaters: 1 outdoor movies: 0

recreation center: 1 number of parks: 8 other: 0

Area Attractions/Distance: Golf course, 11 m.; Boating, Water Recreation, fishing, 42 m.; Fishing, hunting, camping, 45 m

Cultural Attractions: Library, museum, Rawlins Playmakers Theater Group, Frontier Prison, Carbon County Fair Rodeo, Rawlins Recreation Center

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	3,308	na	na	$ 43,685	na	25	0
Mobile Home	679	na	na	$ na	na	na	na
Multi Family	686	na	na	$ 300/mo.	na	na	na
Senior Housing	na	na	na	$ 66.50/day	11	na	na
Other	77	na	na	$ na	na	na	19

UTILITIES

Electricity: Suppliers: Pacific P and L Contact: Bob Dahl Telephone # 324-2761

Maximum generating capacity: 4500MW peak load: 19.2MW Loop System: Yes [✓ No]

Industrial rates: $0.032 per kilowatt hour

Natural Gas: Suppliers: Northern Gas Contact: City Hall Telephone # 324-2723

Maximum capacity: 5M (mcf) peak demand: 3.5M (mcf)

Rating: 85,000 Btu/cf

Industrial rates: $3.83 MCF

Water: Supplier: City of Rawlins Contact: City Hall Telephone # 324-2411

Maximum daily capacity: 5 M (GD-Gallons/Day) Peak daily demand: 3.5M (GD)

Excess capacity available: [✓ Yes] No Residual Pressure: 65-100 psi

Loop System: [✓ Yes] No Industrial rates: $1.20/100 GPD Tap Fees: varies

Sewer: Treatment plant: yes Tap Fees: varies

Present load: 1.2 (GD) Capacity: 2.87 M (GD)

Solid Waste Disposal Available: [✓ Yes] No

TRANSPORTATION

Major Highways: US 287; I-80 Nearest Interstate adjacent miles

Railroad: Union Pacific

Trucking Firms/distance to nearest terminal Neuman Transit, North Park Transportation, Hyland Enterprises, Inc., Wyoming Express, P.C. Transport, Inc., Deson Express, all local

Airport: Rawlins Airport

Runway Length: 7,700 feet Type of Surface: asphalt

Lights: [✓ Yes] No Tower: [✓ Yes] No

Instrument Landing System: [✓ Yes] No

Airlines serving area: Charter service available

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes [✓ No]

Parcel Service: U. P. S. Distance to Terminal: local

Bus Service: Greyhound & Powder River Transportation

Public Transportation: Senior Center Bus

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 70

Total work force: 7,057 - County Average unemployment rate: 10.1% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	15	91	$ 0
Mining	27	466	$ 688
Construction	47	343	$ 394
Manufacturing	25	512	$ 458
Trans. Comm. & Utilities	43	306	$ 542
Wholesale Trade	30	154	$ 449
Retail Trade	148	1,324	$ 165
Finance, Insurance, Real Estate	38	196	$ 359
Services	149	1,800	$ 306
Public Administration	28	647	$ 347

Major Industry/Resources

Major Employers	Product	No. Employees
Carbon County School District #1	Education	313
Carbon County School District #2	Education	330
Union Pacific Railroad	Rail Service	350
Memorial Hospital	Health	300
WY State Penitentiary	Prison	289
Sinclair Oil Refinery	Petroleum	290

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Carbon County Economic Development Corporation	328-2651
City Manager's Office	324-2411

LOCAL CONTACT

Carbon County Economic Development Corp.
Attn: Susan Grafton
Suite 320, Carbon Building
Rawlins, WY 82301
(307) 328-2659

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

Update 1/90

RIVERSIDE , WYOMING
1990
COMMUNITY PROFILE

HISTORY

The town of Riverside was established in the mid-1800s when a man named Dogget founded a way-station to offer supplies to trappers and trade items to Indians. That way-station was situated in approximately the same spot where the Mangy Moose Saloon sits now. As time passed, the way-station developed into a settlement and was called the Dogget Townsite Company. This townsite occupied the four blocks that are now the center of Riverside.

LOCATION

Major Cities/Distance

Denver 190 Salt Lake City 345 Phoenix 2,075 Seattle 1,300

San Francisco 1,250 Chicago 1,262 Dallas 1,042 New York 2,097

POPULATION

	CITY	COUNTY
1980	55	21,896
1985	70	17,950
1989	93	16,902

CLIMATE

Temperature: Annual Average 42.2 Monthly Average (January) 22.1 (July) 67.1

Precipitation: Annual Average 17.3" Humidity: Annual Average 55%

Annual Average Rainfall 17.3" Annual Average Snowfall 12.2"

Sunshine Days: 219 Average Growing Season: 89 days

Elevation: 7,137 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 1 Volunteer 2

Fire Department: Fulltime 0 Volunteer 22 Insurance Rating: 9

911: Yes X No ____ Building Codes: yes

Planning Commission: Yes X No ____ Business License Required: Yes ____ No X

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes ____ No X

TAXES
(Local)

Assessed Valuation: City: $148,447 County: $301,367,153

Tax Levy (mills) City: 8.00 County: 31.22 Schools: 31.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	0	0	0	0	0
T-P Ratio	na	na	na	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 3,600

Day Care Centers: 1 Senior Centers: 0

Churches: Catholic: 1 Protestant: 4 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 3 Total rooms: 23

RV Parks: 1 Total Spaces: 40

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 0

Ambulance Service: Yes: X No: ____

Communications: Newspapers: 2 Daily: 1 Weekly: 1

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No: ____

Telephone Service Provider. U. S. West

Post Offices: 1 Class: 2nd Overnight Mail Services: 1

Recreation: baseball fields: 0 tennis courts: 0 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 1 other: 0

Area Attractions/Distance: Sierra Madre Mountain Range & Medicine Bow National Forest for hunting, camping, hiking, fishing, cross country skiing - 18 miles

Cultural Attractions: Park, Tourist Information Center, Woodchoppers Jamboree, Sierra Madre Winter Carnival

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	55	45	10	$ 45,000	na	na	na
Mobile Home	9	na	na	$ na	na	na	na
Multi Family	na	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other ______	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Carbon P and L Contact: Ardyce Hoem Telephone # 327-2506

Maximum generating capacity: unlimited peak load: 1588.8KW Loop System: Yes ___ No X

Industrial rates: multiple options - readily available

Natural Gas: Suppliers: Propane and Butane Contact: Butane Power & Equip Telephone # 324-3516

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: None

Water: Supplier: Private wells Contact: na Telephone # na

Maximum daily capacity: na (GD-Gallons/Day) Peak daily demand: na (GD)

Excess capacity available: Yes ___ No X Residual Pressure: None

Loop System: Yes - No X Industrial rates: None Tap Fees: None

Sewer: Treatment plant: Lagoon System Tap Fees: $1000

Present load: 42 residential, 6 commercial (GD); Capacity: 85 users (GD)

Solid Waste Disposal Available: Yes X No ___

TRANSPORTATION

Major Highways: WY 230, 70 Nearest Interstate 38 miles

Railroad: none

Trucking Firms/distance to nearest terminal Rawlins, 58m.; Laramie, 90m.

Airport: Shively Field, 19 miles

Runway Length: 8,400 feet Type of Surface: asphalt

Lights: Yes X No ___ Tower: Yes X No ___

Instrument Landing System: Yes ___ No X

Airlines serving area: Charter service available

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ___ No X

Parcel Service: U. P. S. Distance to Terminal: local

Bus Service: none

Public Transportation: Senior Center Bus

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 70

Total work force: 7,057 - County Average unemployment rate: 10.1% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	15	91	$ 0
Mining	27	466	$ 688
Construction	47	343	$ 394
Manufacturing	25	512	$ 458
Trans. Comm. & Utilities	43	306	$ 542
Wholesale Trade	30	154	$ 449
Retail Trade	148	1,324	$ 165
Finance, Insurance, Real Estate	38	196	$ 359
Services	149	1,800	$ 306
Public Administration	28	647	$ 347

Major Industry/Resources

Major Employers	Product	No. Employees
10 local retail businesses	Miscellaneous	-
Ranching	Cattle	-
Forest Service	Forest Management	40
School District #2	Education	52
Hammer Lumber Mill	Lumber	45
L.P. Lumber Mill	Lumber	68

INDUSTRIAL PROPERTIES

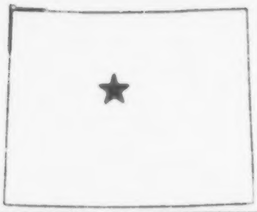
Local Contact	Telephone No.
Carbon County Economic Development Corporation	328-2651

LOCAL CONTACT

Carbon County Economic Development Corp.
Attn: Susan Grafton
Suite 320, Carbon Building
Rawlins, WY 82301
(307) 328-2659

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840



RIVERTON , WYOMING
1990
COMMUNITY PROFILE

HISTORY

Riverton was founded in 1906 during the land rush to settle acreage withdrawn from the Wind River Indian Reservation. Totally insular within the Reservation, our history blends the cultures of the Arapahoe and Shoshone Tribes with the pioneer spirit of the homesteaders. As a young community, Riverton still features the "can do" spirit of our forefathers. Historically, Riverton has functioned as an airport hub for West-Central Wyoming and the is the crossroads of our area. From the 1838 Rendevous our area has come to be recognized for its excellent location.

LOCATION

Major Cities/Distance

Denver 406 Salt Lake City 350 Phoenix 1,049 Seattle 1,060
San Francisco 1,102 Chicago 1,207 Dallas 1,156 New York 1,865

POPULATION

	CITY	COUNTY
1980	9,918	38,992
1985	9,212	34,120
1989	9,935	36,798

CLIMATE

Temperature: Annual Average na Monthly Average (January) 23.9 (July) 70.6
Precipitation: Annual Average 6.86" Humidity: Annual Average na
Annual Average Rainfall 6.86" Annual Average Snowfall 53.5"
Sunshine Days: 347 Average Growing Season: 139 days
Elevation: 4,956 Feet

GOVERNMENT

Type: Mayor - Council
Police Department: Fulltime 27 Volunteer 0
Fire Department: Fulltime 0 Volunteer 46 Insurance Rating: 5
911: Yes X No Building Codes: UBC
Planning Commission: Yes X No Business License Required: Yes No X
Zoning Regulations: Yes X No Industrial Plan Approval: Yes X No

TAXES
(Local)

Assessed Valuation: City: $27,376,684 County: $405,692,320
Tax Levy (mills) City: 15.27 County: 27.86 Schools: 33.25

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 3%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	4	1	1	1	0
T-P Ratio	1:14	1:14	1:14	1:14	na

Vocational Schools: 2

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 2 Total Volumes: 83,000

Day Care Centers: 15 Senior Centers: 2

Churches: Catholic: 2 Protestant: 22 Jewish: 0 Other: 2

Commercial: Shopping Centers: 2

Hotel/Motels: 15 Total rooms: 498

RV Parks: 3 Total Spaces: 48

Conventions Facilities: 3 Capacity: 619

Medical Facilities: Hospitals: 1 Beds: 70

Nursing Homes: 1 Total Rooms: 90

Doctors: 22 Dentists: 11

Ambulance Service: Yes: X No: ____

Communications: Newspapers: 1 Daily: 1 Weekly: 0

Radio Stations: AM: 1 FM: 2 Public: 1

Cable TV: Yes: X No. ____

Telephone Service Provider: Mountain Bell

Post Offices: 1 Class: na Overnight Mail Services: 1

Recreation: baseball fields: 4 tennis courts: 5 swimming pools: 3

golf courses: 1 bike paths: 1 soccer fields: 4

skating rinks: 1 movie theaters: 2 outdoor movies: 0

recreation center: 0 number of parks: 9 other: 0

Area Attractions/Distance: Wind River Indian Reservation, Fremont County Fair & Rodeo, Riverton Rendezvous, Wild West Winter Carnival, Stock Car Racing

Cultural Attractions: Riverton Museum, Central Wyoming College Fine Arts Center

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	3,409	300-400/mo.		$25,000-55,000	na	na	na
Mobile Home	405	80-120/mo.		$ na	na	na	na
Multi Family	213	200-300/mo		$20,000-45,000	na	na	na
Senior Housing	87	225-325/mo.		$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific Power Contact: na Telephone # 856-2235

Maximum generating capacity: na peak load: na Loop System: Yes X No

Industrial rates: $9.00 for 10kw or less; .50/kw-10kw

Natural Gas: Suppliers: Northern Utilities Contact: na Telephone # (307) 856-9221

Maximum capacity: 13,000 (mcf) peak demand: 6,268 (mcf)

Rating: 85,000 Btu/cf

Industrial rates: 300 MCF $4.45 per 1,000 MCF

Water: Supplier: City of Riverton Contact: na Telephone # 856-2227

Maximum daily capacity: 8M (GD-Gallons/Day) Peak daily demand: 2.5M (GD)

Excess capacity available: Yes X No Residual Pressure: 40 psi

Loop System: Yes X No - Industrial rates: $13.05/10,000 gallons; $1.30/1,000-10,000 Tap Fees: $2,422.51 for 1"

Sewer: Treatment plant: City of Riverton Tap Fees: $609.23

Present load: 2.45 M (GD) Capacity: 4.9 M (GD)

Solid Waste Disposal Available: Yes X No

TRANSPORTATION

Major Highways: US 26; WY 789 Nearest Interstate 149 miles

Railroad: Bad Water Line

Trucking Firms/distance to nearest terminal Big WY Trucking, Osborne Trucking, Transystems, North Park Transportation, LL Smith Trucking, Bonneville Transloaders, all located in Riverton

Airport: Riverton Regional Airport

Runway Length: 8,200 feet Type of Surface: asphalt

Lights: Yes X No Tower: Yes No X

Instrument Landing System: Yes X No

Airlines serving area: Continental Express

Daily Flights: yes

Fixed Base Operators/Air Taxi: Yes X No

Parcel Service: U. P. S. Distance to Terminal: 3 miles

Bus Service: Powder River Transportation

Public Transportation: Senior Citizen's Bus, Taxi Service

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 70

Total work force: 14,372 Average unemployment rate: 6.4%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	25	107	$ 293
Mining	57	449	$ 585
Construction	121	616	$ 392
Manufacturing	46	574	$ 355
Trans. Comm. & Utilities	68	708	$ 532
Wholesale Trade	56	297	$ 332
Retail Trade	244	2,269	$ 194
Finance, Insurance, Real Estate	70	344	$ 414
Services	335	5,093	$ 326
Public Administration	36	724	$ 328

Major Industry/Resources

Major Employers	Product	No. Employees
D.H. Print	Dot Matrix Printers	225
School District #25	Education	400
Bonneville Transloaders	Transportation	150
Central Wyoming College	Education	171
Riverton Hospital	Health	168
Smith Food King	Food Items	95

INDUSTRIAL PROPERTIES

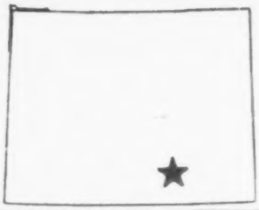
Local Contact	Telephone No.
Marie Burkhalter, City of Riverton	856-2227

LOCAL CONTACT

Marie Burkhalter
City of Riverton
Box 1700
Riverton, WY 82501
(307) 856-2227

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840



ROCK RIVER , WYOMING
1990
COMMUNITY PROFILE

HISTORY

Rock River was established in 1900 when the Union Pacific Railroad Company placed the main line of the railroad between the Laramie River crossing and Medicine Bow, thus causing the abandonment of the town of Rock Creek and the establishment of the town Rock River. Rock River was incorporated in 1909.

LOCATION

Major Cities/Distance

Denver 175 Salt Lake City 354 Phoenix 988 Seattle 1,155
San Francisco 1,102 Chicago 1,071 Dallas 959 New York 1,844

POPULATION

	CITY	COUNTY
1980	415	29,062
1985	276	30,883
1989	250	30,539

CLIMATE

Temperature: Annual Average 42.7 Monthly Average (January) 20.9 (July) 64.1
Precipitation: Annual Average 10.39 Humidity: Annual Average 45%
Annual Average Rainfall 12" Annual Average Snowfall 47.5
Sunshine Days: 235 Average Growing Season: 104 days
Elevation: 6,892 Feet

GOVERNMENT

Type: Mayor/Council
Police Department: Fulltime 0 Volunteer Sheriff
Fire Department: Fulltime 0 Volunteer 8 Insurance Rating: 7
911: Yes X No Building Codes: yes
Planning Commission: Yes X No Business License Required: Yes X No
Zoning Regulations: Yes X No Industrial Plan Approval: Yes No X

TAXES
(Local)

Assessed Valuation: City: 791,186 County: 95,711,859
Tax Levy (mills) City: 73.13 County: 65.13 Schools: 48.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	1	1	0	0
T-P Ratio	1:8	1:2	1:2	na	na

Vocational Schools: ______

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 3,300

Day Care Centers: ______ Senior Centers: 0

Churches: Catholic: 1 Protestant: 2 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 1 Total rooms: 7

RV Parks: 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 0

Ambulance Service: Yes: X No: ______

Communications: Newspapers: 0 Daily: 0 Weekly: 0

Radio Stations: AM: 0 FM: 0 Public: 0

Cable TV: Yes: ______ No: X

Telephone Service Provider: U.S. West

Post Offices: 1 Class: 3rd Overnight Mail Services: 1

Recreation: baseball fields: 0 tennis courts: 1 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 1 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 1 other: 0

Area Attractions/Distance: Medicine Bow National Forest - 17 mi; Wheatland Reservoir #3 - 16 mi.

Cultural Attractions: na

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	90	95	5	$ na	5	1	4
Mobile Home	10	8	2	$ na	0	0	0
Multi Family	1	0	0	$ na	0	0	0
Senior Housing	0	0	0	$ na	0	0	0
Other na	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Carbon/Power Contact: A. Hoem Telephone # 326-5206

Maximum generating capacity: na peak load: na Loop System: Yes X No

Industrial rates: .03015 KW Hour plus $12.65 PM per KW of billing demand

Natural Gas: Suppliers: None Contact: na Telephone # na

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: na

Water: Supplier: Town of Rock River Contact: City Hall Telephone # 378-2386

Maximum daily capacity: 500,000 (GD-Gallons/Day) Peak daily demand: 225,000 (GD)

Excess capacity available: Yes X No Residual Pressure: 60 psi

Loop System: Yes X No Industrial rates: Tap Fees: $300.00

Sewer: Treatment plant: Lagoon Tap Fees: $300.00

Present load: na (GD) Capacity: .5895M (GD)

Solid Waste Disposal Available: Yes X No

TRANSPORTATION

Major Highways: U. S. 30 and U. S. 13 Nearest Interstate 17 miles

Railroad: Union Pacific

Trucking Firms/distance to nearest terminal Trans-Western, 40 mi; North Park, 40 mi

Airport: none

Runway Length: na Type of Surface: na

Lights: Yes - No X Tower: Yes - No X

Instrument Landing System: Yes - No X

Airlines serving area: None

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes - No X

Parcel Service: UPS Distance to Terminal: 40 mi

Bus Service: Greyhound

Public Transportation: None

Express Service: None

LABOR ANALYSIS

Radius of labor drawing area (miles): 40 mi

Total work force: 300 Average unemployment rate: 3.4%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	2	2	$ na
Mining	2	336	$ na
Construction	na	na	$ na
Manufacturing	na	na	$ na
Trans. Comm. & Utilities	3	20	$ na
Wholesale Trade	na	na	$ na
Retail Trade	25	na	$
Finance, Insurance, Real Estate	1	2	$ na
Services	2	10	$ na
Public Administration	2	20	$ na

Major Industry/Resources

Major Employers	Product	No. Employees
Arch Mineral in Hanna	Coal	126
Cyrup Coal in Hanna	Coal	186
na	na	na
na	na	na
na	na	na
na	na	na

INDUSTRIAL PROPERTIES

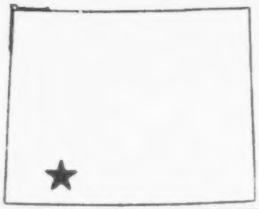
Local Contact	Telephone No.
Town of Rock River	378-2386

LOCAL CONTACT

Samuel Vieyra, Mayor
P. O. Box 280
Rock River, WY 82083
378-2386

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840



ROCK SPRINGS, WYOMING
1990
COMMUNITY PROFILE

HISTORY

na

LOCATION

Major Cities/Distance

Denver 351 Salt Lake City 190 Phoenix 833 Seattle 996

San Francisco 940 Chicago 1,240 Dallas 1,134 New York 2,013

POPULATION

	CITY	COUNTY
1980	19,458	41,723
1985	20,191	43,723
1989	21,189	45,735

CLIMATE

Temperature: Annual Average 44.2 Monthly Average (January) 27.0 (July) 80.0

Precipitation: Annual Average 8.7" Humidity: Annual Average 45.0%

Annual Average Rainfall 5.5" Annual Average Snowfall 34.9"

Sunshine Days: 300 Average Growing Season: 101 days

Elevation: 6,271 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 30 Volunteer na

Fire Department: Fulltime 33 Volunteer 0 Insurance Rating: 4

911: Yes na No ____ Building Codes: na

Planning Commission: Yes X No ____ Business License Required: Yes NA No -

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No -

TAXES
(Local)

Assessed Valuation: City: $55,954,190 County: $1,147,428,344

Tax Levy (mills) City: 8.00 County: 19.51 Schools: na

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	14	2	1	1	1
T-P Ratio	1:25	1:13	1:25	1:20	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462   U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 2 Total Volumes: 107,000

Day Care Centers: 8 Senior Centers: 1

Churches: Catholic: 2 Protestant: 22 Jewish: 1 Other: 7

Commercial: Shopping Centers: 2

Hotel/Motels: 25 Total rooms: 1,400

RV Parks: 1 Total Spaces: 50

Conventions Facilities: 5 Capacity: 4,660

Medical Facilities: Hospitals: 1 Beds: 100

Nursing Homes: 1 Total Rooms: 100

Doctors: 33 Dentists: 24

Ambulance Service: Yes: X No: ____

Communications: Newspapers: 3 Daily: 1 Weekly: 2

Radio Stations: AM: 2 FM: 3 Public: 0

Cable TV: Yes: X No: ____

Telephone Service Provider: U.S. West

Post Offices: 2 Class: 1 Overnight Mail Services: 1

Recreation: baseball fields: 17 tennis courts: 24 swimming pools: 6

golf courses: 1 bike paths: 0 soccer fields: 8

skating rinks: 2 movie theaters: 4 outdoor movies: 0

recreation center: 2 number of parks: 24 other: 0

Area Attractions/Distance: Flaming Gorge National Recreation Area - 30 mi.; Boars Tusk - 28 mi.; Sand Dunes - 27 mi.

Cultural Attractions: Red Desert Rodeo; Sweetwater County Museum; Historic Rock Springs City Hall Museum; Find Arts Center Community Concerts; Western Wyoming Community College Dinosaurs.

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	17,248	na	na	$ 74,900	999	150	388
Mobile Home	4,166	na	na	$ na	na	na	na
Multi Family	na	na	na	$ 400	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific Power Contact: na Telephone # na

Maximum generating capacity: 4029 MW peak load: 4489MW Loop System: Yes - No -

Industrial rates: 660.00 + .58kw

Natural Gas: Suppliers: Mtn. Fuel Supply Contact: na Telephone # na

Maximum capacity: as required (mcf) peak demand: as required (mcf)

Rating: 85,000 Btu/cf

Industrial rates: 2/84 sch F-4 First 810 dth/month

Water: Supplier: Municipal , Contact: Rock Springs Telephone # 362-9522

Maximum daily capacity: 10 M (GD-Gallons/Day) Peak daily demand: 8M (GD)

Excess capacity available: Yes X No ___ Residual Pressure: NA

Loop System: Yes X No ___ Industrial rates: variable Tap Fees: variable scale, avg. 1.65 cents/cu.ft.

Sewer: Treatment plant: Municipal Tap Fees: $750.00

Present load: 2.5 (GD) Capacity: 4.0 (GD)

Solid Waste Disposal Available: Yes X No ___

TRANSPORTATION

Major Highways: US 191, WY 430;I-80 Nearest Interstate adjacent miles

Railroad: Union Pacific

Trucking Firms/distance to nearest terminal Consolidated Freightways; John Bunning Transfer; Edson Express; Utah-Wyo. Freight; North Park Transportation; Zueck Transportation

Airport: Rock Springs - Sweetwater County Airport

Runway Length: 10,000, 5,223 Type of Surface: friction,porous

Lights: Yes X No ___ Tower: Yes - No X

Instrument Landing System: Yes X No ___

Airlines serving area: Continental Express

Daily Flights: yes

Fixed Base Operators/Air Taxi: Yes X No ___

Parcel Service: U.P.S., Federal Express, Airborne Distance to Terminal: 7 mi.

Bus Service: Greyhound, Jackson-Rock Springs Bus Lines, Zanetti Busl Lines; Sweetwater Stages

Public Transportation: Senior Citizen Bus Service

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 80 mi.

Total work force: 17,245 Average unemployment rate: 9.7%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	331	4,587	$ 313
Mining	58	4,511	$ 806
Construction	170	1,207	$ 493
Manufacturing	21	492	$ 489
Trans. Comm. & Utilities	82	1,592	$ 561
Wholesale Trade	93	700	$ 550
Retail Trade	250	2,998	$ 199
Finance, Insurance, Real Estate	73	438	$ 360
Services	66	518	$ 248
Public Administration	1	240	$ 350

Major Industry/Resources

Major Employers	Product	No. Employees
FMC Corporation	Trona	1,054
General Chemicals Corp.	Trona	650
Tenneco	Trona	290
Bridger Coal	Coal	425
Church and Dwight	Baking Soda	183
Chevron Chemical	Fertilizer	na
Stauffer Chemical Company	Trona	530

INDUSTRIAL PROPERTIES

Local Contact Telephone No.

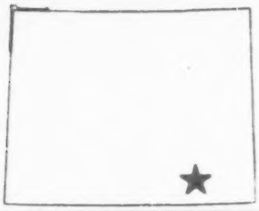
LOCAL CONTACT

Dennis Constantino
Sweetwater Co. EDC
P.O. Box 1766
Rock Springs, WY 82902
(307) 382-2910

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

Update 1/90



SARATOGA, WYOMING
1990
COMMUNITY PROFILE

HISTORY

Saratoga is built on the banks of the North Platte River, a nationally designated "blue ribbon trout stream." The town is located on what was originally a homestead filed by William Cadwell in 1877. The community was originally called "Warm Springs" for the hot mineral springs which bubble up at several locations near the river. In 1884, however, the town was renamed Saratoga after the famed spa in Saratoga, New York.

LOCATION

Major Cities/Distance

Denver 230 Salt Lake City 330 Phoenix 2,060 Seattle 676

San Francisco 1,089 Chicago 1,247 Dallas 1,027 New York 2,082

POPULATION

	CITY	COUNTY
1980	2,410	21,896
1985	2,118	17,950
1989	2,094	17,744

CLIMATE

Temperature: Annual Average 42.2 Monthly Average (January) 20.9 (July) 65.1

Precipitation: Annual Average 9.29" Humidity: Annual Average low

Annual Average Rainfall 9.29" Annual Average Snowfall 63.5"

Sunshine Days: 219 Average Growing Season: 100 days

Elevation: 6,785 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 12 Volunteer 0

Fire Department: Fulltime 0 Volunteer 32 Insurance Rating: 6

911: Yes X No ____ Building Codes: yes

Planning Commission: Yes X No ____ Business License Required: Yes ____ No X

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes ____ No X

TAXES
(Local)

Assessed Valuation: City: $4,593,014 County: $301,367,153

Tax Levy (mills) City: 8.00 County: 31.22 Schools: 31.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	1	1	0	0
T-P Ratio	1:17	1:14	1:8	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 5,000

Day Care Centers: 1 Senior Centers: 0

Churches: Catholic: 2 Protestant: 5 Jewish: 0 Other: 0

Commercial: Shopping Centers: 1

Hotel/Motels: 8 Total rooms: 360

RV Parks: 2 Total Spaces: 72

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 1 Total Rooms: 20

Doctors: 2 Dentists: 3

Ambulance Service: Yes: X No: ____

Communications: Newspapers: 3 Daily: 2 Weekly: 1

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No: ____

Telephone Service Provider: U. S. West

Post Offices: 1 Class: Second Overnight Mail Services: 1

Recreation: baseball fields: 5 tennis courts: 3 swimming pools: 2

golf courses: 2 bike paths: 0 soccer fields: 2

skating rinks: 2 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 5 other: 0

Area Attractions/Distance: Hobo Pool, Hiking, Hunting, fishing, floating, camping, boating, swimming, all within 20 minutes; Medicine Bow and Snowy Range National Forests

Cultural Attractions: Parks, hot springs, library, historic Hotel Wolf, fishing derby, cutting horse race, chatauqua, dinner theater

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	919	na	na	$ 40,000	na	na	na
Mobile Home	na	na	na	$ 10,000	na	na	na
Multi Family	150	na	na	$ 27,500	na	na	na
Senior Housing	48	na	na	$ 62.00/day	4	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Carbon P and L Contact: Ardyce Hoem Telephone # 326-5206

Maximum generating capacity: unlimited peak load: 4456.8KW Loop System: Yes ___ No X

Industrial rates: multiple options - readily available

Natural Gas: Suppliers: Northern Gas Contact: Rod Weinman Telephone # 326-5212

Maximum capacity: 6-7 M (mcf) peak demand: 3 M (mcf)

Rating: 85,000 Btu/cf

Industrial rates: .35 CCF

Water: Supplier: Town of Saratoga Contact: Town Hall Telephone # 326-8335

Maximum daily capacity: 1.5M (GD-Gallons/Day) Peak daily demand: 1.2 M (GD)

Excess capacity available: Yes ___ No X Residual Pressure: 80 psi

Loop System: Yes X No ___ Industrial rates: $10 first 7,000 gal; $1.00 per thousand over 7,000 Tap Fees: $1000

Sewer: Treatment plant: 1 Tap Fees: $1000

Present load: 200,000 (GD) Capacity: 700,000 TGD (GD)

Solid Waste Disposal Available: Yes X No ___

TRANSPORTATION

Major Highways: WY 130, 230 Nearest Interstate 20 miles

Railroad: Western Railway

Trucking Firms/distance to nearest terminal Neuman Transit-42 mi., R Bar R Trucking - local, Wyoming Express, Hyland Enterprises, Inc, North Park Transporation - 42 miles

Airport: Shively Field

Runway Length: 8,400 feet Type of Surface: porous friction overlay

Lights: Yes X No ___ Tower: Yes ___ No X

Instrument Landing System: Yes ___ No X

Airlines serving area: Charter service available

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ___ No X

Parcel Service: U. P. S. Distance to Terminal: local

Bus Service: none

Public Transportation: Senior Center Bus

Express Service: Federal Express, U.S. Postal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 70

Total work force: 7,057 - County Average unemployment rate: 10.1% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees		Average Weekly Wage
Agriculture, Forestry & Fisheries	15	91	$	0
Mining	27	466	$	688
Construction	47	343	$	394
Manufacturing	25	512	$	458
Trans. Comm. & Utilities	43	306	$	542
Wholesale Trade	30	154	$	449
Retail Trade	148	1,324	$	165
Finance, Insurance, Real Estate	38	196	$	359
Services	149	1,800	$	306
Public Administration	28	647	$	347

Major Industry/Resources

Major Employers	Product	No. Employees
School District #2	Education	330
Louisiana Pacific	Lumber	68
Jack Alexander, Ltd.	Furniture	12
Valley Super Market	Food Items	18
25 local retail businesses	Miscellaneous	-
Old Baldy Club	Recreation	-

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Carbon County Economic Development Corporation	328-2651
Saratoga/Platte Valley Chamber of Commerce	326-8855

LOCAL CONTACT

Carbon County Economic Development Corp.
Attn: Susan Grafton
Suite 320, Carbon Building
Rawlins, WY 82301
(307) 326-2659

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

SHOSHONI , WYOMING
1990
COMMUNITY PROFILE

HISTORY

LOCATION

Major Cities/Distance

Denver 387 Salt Lake City 400 Phoenix 1,000 Seattle 1,500

San Francisco 1,200 Chicago 1,240 Dallas 1,500 New York 2,033

POPULATION

	CITY	COUNTY
1980	879	38,992
1985	620	37,517
1989	560	35,000

CLIMATE

Temperature: Annual Average 43.2 Monthly Average (January) 30.0 (July) 75.0

Precipitation: Annual Average 6.00" Humidity: Annual Average 25.0%

Annual Average Rainfall 3.00" Annual Average Snowfall 12.00"

Sunshine Days: 330 Average Growing Season: 145 days

Elevation: 4,820 Feet

GOVERNMENT

Type: Mayor/Council

Police Department: Fulltime 2 Volunteer 0

Fire Department: Fulltime 0 Volunteer 22 Insurance Rating: 9

911: Yes X No Building Codes: na

Planning Commission: Yes X No Business License Required: Yes X No

Zoning Regulations: Yes X No Industrial Plan Approval: Yes No X

TAXES
(Local)

Assessed Valuation: City: 1,329,450 County: 199,930,150

Tax Levy (mills) City: 8.000 County: 15.410 Schools: 50.200

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 3%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	K-12	na	1 (22 mi.)	na
T-P Ratio	15.45	na	na	na	na

Vocational Schools: na

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: na

Day Care Centers: 0 Senior Centers: 0

Churches: Catholic: 1 Protestant: 4 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 4 Total rooms: 44

RV Parks: 3 Total Spaces: 7

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 1

Ambulance Service: Yes: X No: ______

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 0 FM: 0 Public: 0

Cable TV: Yes: X No: ______

Telephone Service Provider: U. S. West

Post Offices: 1 Class: 2nd Overnight Mail Services: na

Recreation: baseball fields: 1 tennis courts: 2 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 1 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 3 other: 0

Area Attractions/Distance: Yellowstone Park - 165 miles; Boysen State Park - 2 miles; World's Largest Mineral Hot Springs - 32 miles; Wind River Canyon - 15 miles; Jim Bridger Trail

Cultural Attractions: Art Center; CWC Community College - 22 miles

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	na	na	na	$ na	na	na	na
Mobile Home	na	na	na	$ na	na	na	na
Multi Family	na	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other na	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific Power Contact: na Telephone # na

Maximum generating capacity: na peak load: na Loop System: Yes na No ___

Industrial rates: Contact Supplier

Natural Gas: Suppliers: Northern Gas of WY Contact: na Telephone # na

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: Contact Supplier

Water: Supplier: Town of Shoshoni Contact: Town Hall Telephone # 876-2515

Maximum daily capacity: 792,000 (GD-Gallons/Day) Peak daily demand: 700,000 (GD)

Excess capacity available: Yes ___ No X Residual Pressure: 85 psi

Loop System: Yes X No ___ Industrial rates: Contact supplier Tap Fees: $500.00

Sewer: Treatment plant: Lagoons Tap Fees: $500.00

Present load: .117 (GD) Capacity: NA (GD)

Solid Waste Disposal Available: Yes X No ___

TRANSPORTATION

Major Highways: U. S. 20, 26; WY 789 Nearest Interstate 100 miles

Railroad: Badwater Lines

Trucking Firms/distance to nearest terminal North Park Transportation; Edson Express Freight; Montana-Wyoming; Wyoming Express 22 miles

Airport: Riverton Regional And Shoshoni Municipal

Runway Length: 8,200'; 5,280' Type of Surface: asphalt; dirt

Lights: Yes X No ___ Tower: Yes ___ No X

Instrument Landing System: Yes X No -

Airlines serving area: Continental, Western Executive Airways

Daily Flights: yes

Fixed Base Operators/Air Taxi: Yes X No -

Parcel Service: UPS Distance to Terminal: local

Bus Service: Powder River Bus Lines

Public Transportation: none

Express Service: none

LABOR ANALYSIS

Radius of labor drawing area (miles): Fremont County

Total work force: 15,175 Average unemployment rate: 8.1%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	na	na	$ na
Mining	na	na	$ na
Construction	na	na	$ na
Manufacturing	na	na	$ na
Trans. Comm. & Utilities	na	na	$ na
Wholesale Trade	na	na	$ na
Retail Trade	na	na	$ na
Finance, Insurance, Real Estate	na	na	$ na
Services	na	na	$ na
Public Administration	na	na	$ na

Major Industry/Resources

Major Employers	Product	No. Employees
Fremont County School	Education	57
Colorado Interstate Gas	Gas	19
Wyoming Recreation Comm.	Recreation	15
Fast Lane	Convenience	12
Wyoming Highway Dept	Highway Maintenance	6

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.

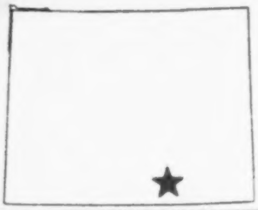
LOCAL CONTACT

Shoshoni Chamber of Commerce
P. O. Box 324
Shoshoni, WY 82649
876-2579

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

Update 1/90



SINCLAIR , WYOMING
1990
COMMUNITY PROFILE

HISTORY

The Sinclair townsite was developed in early 1922 when the Producers and Refiners Corporation, with important oil field holdings in Carbon and Sweetwater Counties, started construction of the oil refinery and town at a cost of $18,000,000. The location undoubtedly was influenced by its proximity to the oil fields, an abundant supply of water from the nearby Platte River and ready access to excellent rail and highway routes. The refinery, now called the Sinclair Refinery, is a major employer in Carbon County.

LOCATION

Major Cities/Distance

Denver 244 Salt Lake City 356 Phoenix 2,026 Seattle 1,200

San Francisco 1,054 Chicago 1,261 Dallas 1,041 New York 2,096

POPULATION

	CITY	COUNTY
1980	586	21,896
1985	521	17,950
1989	522	16,902

CLIMATE

Temperature: Annual Average 42.2 Monthly Average (January) 18.4 (July) 67.6

Precipitation: Annual Average 9.06" Humidity: Annual Average low

Annual Average Rainfall 9.06" Annual Average Snowfall 54.8"

Sunshine Days: 219 Average Growing Season: 100 days

Elevation: 6,592 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 3 Volunteer 0

Fire Department: Fulltime 0 Volunteer 18 Insurance Rating: 7

911: Yes X No ____ Building Codes: yes

Planning Commission: Yes X No ____ Business License Required: Yes X No ____

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes ____ No X

TAXES
(Local)

Assessed Valuation: City: $4,220,744 County: $301,367,153

Tax Levy (mills) City: 8.00 County: 31.22 Schools: 34.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	Attend in Rawlins		0	0
T-P Ratio	1:22	1:24	1:19	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 6,000

Day Care Centers: 0 Senior Centers: 0

Churches: Catholic: 0 Protestant: 1 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 1 Total rooms: 65

RV Parks: 0 Total Spaces: 0

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 0

Ambulance Service: Yes: X No:

Communications: Newspapers: 3 Daily: 2 Weekly: 1

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U. S. West

Post Offices: 1 Class: Third Overnight Mail Services: 1

Recreation: baseball fields: 1 tennis courts: 1 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 1 other: 0

Area Attractions/Distance: Movies, bowling, swimming, rec. center, play/concerts, 6 m.; fishing, boating, water sports, 15 m.; golf, 7 m.

Cultural Attractions: Parco Hotel, park, golf course, Seminoe Reservoir

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	211	na	na	$ na	na	na	na
Mobile Home	2	na	na	$ na	na	na	na
Multi Family	na	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific P and L Contact: Bob Dahl Telephone # 324-2761

Maximum generating capacity: 4500+MW peak load: 16.6MW Loop System: Yes ___ No X

Industrial rates: $0.032 per Kilowatt hour

Natural Gas: Suppliers: Northern Gas Contact: Larry Reinholtz Telephone # 324-2723

Maximum capacity: 5 M (mcf) peak demand: 3.7 M (mcf)

Rating: 85,000 Btu/cf

Industrial rates: $3.83 MCF

Water: Supplier: Town of Sinclair Contact: Town Hall Telephone # 324-3058

Maximum daily capacity: 2.5 M (GD-Gallons/Day) Peak daily demand: 2.5 M (GD)

Excess capacity available: Yes X No ___ Residual Pressure: 40 psi

Loop System: Yes X No ___ Industrial rates: None Tap Fees: $1500

Sewer: Treatment plant: Lagoon Tap Fees: $500

Present load: 10 acres (GD) Capacity: 150,000 (GD)

Solid Waste Disposal Available: Yes X No ___

TRANSPORTATION

Major Highways: I-80 Nearest Interstate 1 miles

Railroad: Union Pacific

Trucking Firms/distance to nearest terminal Deson Express; North Park Transportation; Hyland Enterprises, Inc.; Wyoming Express; P.C. Transport, Inc. - 6 miles

Airport: Rawlins Airport - 6 miles

Runway Length: 7,700' Type of Surface: asphalt

Lights: Yes ___ No X Tower: Yes ___ No X

Instrument Landing System: Yes X No ___

Airlines serving area: Charter service available

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ___ No X

Parcel Service: U. P. S. Distance to Terminal: local

Bus Service: Greyhound and Powder River Transport - 6 miles

Public Transportation: none

Express Service: none

LABOR ANALYSIS

Radius of labor drawing area (miles): 60

Total work force: 7,057 - County Average unemployment rate: 10.1% - County

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	15	91	$ 0
Mining	27	466	$ 688
Construction	47	343	$ 394
Manufacturing	25	512	$ 458
Trans. Comm. & Utilities	43	306	$ 542
Wholesale Trade	30	154	$ 449
Retail Trade	148	1,324	$ 165
Finance, Insurance, Real Estate	38	196	$ 359
Services	149	1,800	$ 306
Public Administration	28	647	$ 347

Major Industry/Resources

Major Employers	Product	No. Employees
Sinclair Oil Corporation	Oil	220
10 local retail businesses	Miscellaneous	-

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Carbon County Economic Development Corporation	328-2651

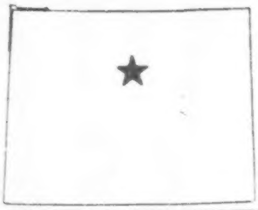
LOCAL CONTACT

Carbon County Economic Development Corp.
Attn: Susan Grafton
Suite 320, Carbon Building
Rawlins, WY 82301
(307) 328-2659

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

Update 1/90



TENSLEEP , WYOMING
1990
COMMUNITY PROFILE

HISTORY

na

LOCATION

Major Cities/Distance

Denver 491 Salt Lake City 453 Phoenix 1,133 Seattle 1,023

San Francisco 1,161 Chicago 1,210 Dallas 1,260 New York 2,031

POPULATION

	CITY	COUNTY
1980	407	9,496
1985	na	10,442
1989	325	10,088

CLIMATE

Temperature: Annual Average 44.6 Monthly Average (January) 30.0 (July) 89.0

Precipitation: Annual Average 7.8 Humidity: Annual Average 50.0%

Annual Average Rainfall 7.8 Annual Average Snowfall 21.1

Sunshine Days: 235 Average Growing Season: 100-110

Elevation: 4,061 Feet

GOVERNMENT

Type: Mayor-Council

Police Department: Fulltime 0 Volunteer Sheriff/Rescue Squad

Fire Department: Fulltime 0 Volunteer 14 Insurance Rating: 6

911: Yes - No X Building Codes: Yes

Planning Commission: Yes - No X Business License Required: Yes - No X

Zoning Regulations: Yes ____ No X Industrial Plan Approval: Yes - No X

TAXES
(Local)

Assessed Valuation: City: 739,997 County: 59,253,997

Tax Levy (mills) City: 8.000 County: 35.193 Schools: 25.000

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 3%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	1	1	0	0
T-P Ratio	1:65	1:65	1:53	0	0

Vocational Schools: None

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 21,466

Day Care Centers: 0 Senior Centers: 1

Churches: Catholic: 0 Protestant: 5 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 3 Total rooms: 40

RV Parks: 1 Total Spaces: 50

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 0

Ambulance Service: Yes: X No:

Communications: Newspapers: 0 Daily: 0 Weekly: 0

Radio Stations: AM: 0 FM: 0 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: Tri County Telephone

Post Offices: 1 Class: 3rd Overnight Mail Services: 1

Recreation: baseball fields: 1 tennis courts: 1 swimming pools: 0

golf courses: 0 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 0 number of parks: 1 other: 0

Area Attractions/Distance: Ideal for outdoor recreational activities. Big Horn Mountains are noted for skiing, snowmobiling, boating, hiking, in 140,000 acres wilderness, wild game hunting; fishing both mountains, streams, lakes, camping sites.

Cultural Attractions: Ten Sleep Museum

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	135	95	40	$ $35,000	14	4	10
Mobile Home	34	24	10	$ $4,000	4	0	4
Multi Family	0	0	na	$ na	na	na	na
Senior Housing	0	na	na	$ na	na	na	na
Other Apt.	1	1	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Big Horn REA Contact: Marv Hankins Telephone # 568-2419

Maximum generating capacity: unlimited peak load: 1KW Loop System: Yes ____ No - X

Industrial rates: 65 KW Hour

Natural Gas: Suppliers: propane Contact: na Telephone # na

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: na Btu/cf

Industrial rates: na

Water: Supplier: Town of Ten Sleep Contact: Ralph Beckett Telephone # 366-2265

Maximum daily capacity: 90,000 (GD-Gallons/Day) Peak daily demand: 500,000 (GD)

Excess capacity available: Yes X No - Residual Pressure: 55 psi

Loop System: Yes X No ____ Industrial rates: $8.00 Tap Fees: $100.00

Sewer: Treatment plant: Aerated Lagoon Tap Fees: $100.00

Present load: 72,000 (GD) Capacity: 250,000 (GD)

Solid Waste Disposal Available: Yes X No -

TRANSPORTATION

Major Highways: HWY 16 Nearest Interstate 69 mi. miles

Railroad: None

Trucking Firms/distance to nearest terminal 26 mi.-Tri County Freight; North Park Transport; Edson Express

Airport: Ten Sleep Airport

Runway Length: 3,000' Type of Surface dirt

Lights: Yes - No X Tower: Yes ____ No X

Instrument Landing System: Yes - No X

Airlines serving area: None

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ____ No X

Parcel Service: UPS; Federal Express Distance to Terminal: 115 mi.

Bus Service: None

Public Transportation: None

Express Service: Federal Express; UPS

LABOR ANALYSIS

Radius of labor drawing area (miles): 30 mi.

Total work force: 160 Average unemployment rate: 6.7%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	0	0	$ 0
Mining	0	0	$ 0
Construction	2	2	$ na
Manufacturing	0	0	$ 0
Trans. Comm. & Utilities	0	0	$ 0
Wholesale Trade	0	0	$ 0
Retail Trade	7	20	$ na
Finance, Insurance, Real Estate	1	1	$ na
Services	8	24	$ na
Public Administration	2	38	$ na

Major Industry/Resources

Major Employers	Product	No. Employees
School District	Education	33

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Town of Ten Sleep	307-366-2265

LOCAL CONTACT

George McPherren
P.O. Box 5
Ten Sleep, WY 82442
307-366-2265

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

Update 1/90

THAYNE , WYOMING
1990
COMMUNITY PROFILE

HISTORY

Thayne was settled in the early 1880's by LDS Church Members. The economy has always relied on agriculture, primarily the dairy industry. Today, Thayne is the home of the Star Valley Cheese Factory.

LOCATION

Major Cities/Distance

Denver 541 Salt Lake City 200 Phoenix 895 Seattle 837

San Francisco 977 Chicago 1,462 Dallas 1,326 New York 2,275

POPULATION

	CITY	COUNTY
1980	256	12,177
1985	335	14,975
1989	325	14,361

CLIMATE

Temperature: Annual Average 37 Monthly Average (January) 13 (July) 64

Precipitation: Annual Average 17.93" Humidity: Annual Average 60%

Annual Average Rainfall 12" Annual Average Snowfall 50"

Sunshine Days: 260 Average Growing Season: 60 days

Elevation: 6,000 Feet

GOVERNMENT

Type: Mayor/Council

Police Department: Fulltime 1 Volunteer 0

Fire Department: Fulltime 0 Volunteer 22 Insurance Rating: 6

911: Yes X No ___ Building Codes: UBC

Planning Commission: Yes X No ___ Business License Required: Yes X No ___

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes X No ___

TAXES
(Local)

Assessed Valuation: City: 688,046 County: 282,637,084

Tax Levy (mills) City: 8,000 County: 9,080 Schools: 5,223

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	4	1	1	0	0
T-P Ratio	1:18	1:16	1:16	na	na

Vocational Schools: H.S. Shop, IBM Business Dept/Comp-Aided Drafting

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 25,567

Day Care Centers: 1 Senior Centers: 0

Churches: Catholic: 0 Protestant: 0 Jewish: 0 Other: 1

Commercial: Shopping Centers: 0

Hotel/Motels: 2 Total rooms: 20

RV Parks: 2 Total Spaces: 22

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 0 Dentists: 0

Ambulance Service: Yes: X No: ____

Communications: Newspapers: 1 Daily: 0 Weekly: 1

Radio Stations: AM: 1 FM: 0 Public: 0

Cable TV: Yes: ____ No: X

Telephone Service Provider: Silver Star

Post Offices: 1 Class: 3rd Overnight Mail Services: na

Recreation: baseball fields: 1 tennis courts: 2 swimming pools: 0

golf courses: 1 bike paths: 0 soccer fields: 0

skating rinks: 1 movie theaters: 0 outdoor movies: 0

recreation center: 1 number of parks: 1 other: na

Area Attractions/Distance: Intermittent Spring, 15 mi; Auburn Hot Springs; Fossil Butte National Monument, 105 mi; Sublette Meadows Nat'l Wetland, 60 mi; Yellowstone National Park, 102 mi.

Cultural Attractions: Cutter Races; Art Shows; Golf Tournaments

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	80	na	na	$ 70,000	na	na	na
Mobile Home	46	na	na	$ na	na	na	na
Multi Family	2	na	na	$ na	na	na	na
Senior Housing	0	na	na	$ na	na	na	na
Other na	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Lower Valley P & L Contact: Richard Peck Telephone # 886-3175

Maximum generating capacity: 160MW peak load: 100MW Loop System: Yes X No

Industrial rates: demand-=$5.73/KW; energy-=$0.035/KWH first 30,000; energy-=$0.02805/KWH +30,000

Natural Gas: Suppliers: na/propane Contact: na Telephone # 886-9068

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: na Btu/cf

Industrial rates: na

Water: Supplier: Municipal Contact: Robert Aullman Telephone # 883-2668

Maximum daily capacity: .58M (GD-Gallons/Day) Peak daily demand: .3M (GD)

Excess capacity available: Yes X No Residual Pressure: na

Loop System: Yes X No Industrial rates: variable Tap Fees: ¾" = $400
1½" = $1600

Sewer: Treatment plant: Municipal Tap Fees: $400

Present load: 0.45 m (GD) Capacity: .08 m (GD)

Solid Waste Disposal Available: Yes X No

TRANSPORTATION

Major Highways: WY 89; US 30 - 60 mi Nearest Interstate 90 miles

Railroad: none

Trucking Firms/distance to nearest terminal Valley Cargo; Consolidated; Wyo Express

Airport: Afton - 15 mi.

Runway Length: 4650' Type of Surface: asphalt

Lights: Yes X No Tower: Yes No X

Instrument Landing System: Yes X No

Airlines serving area: Star Valley Aviation - Charter

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes X No

Parcel Service: UPS Distance to Terminal: na

Bus Service: none

Public Transportation: Senior Citizen & Handicapped

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 100 miles

Total work force: 5,913 Average unemployment rate: 8.10%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	NA	900+	$ NA
Mining	23	546	$ 801
Construction	63	331	$ 430
Manufacturing	31	514	$ 422
Trans. Comm. & Utilities	29	467	$ 600
Wholesale Trade	25	55	$ 399
Retail Trade	101	665	$ 164
Finance, Insurance, Real Estate	27	134	$ 348
Services	107	1,129	$ 285
Public Administration	25	317	$ 315

Major Industry/Resources

Major Employers	Product	No. Employees
Freedom Arms	Guns	80
Star Valley Cheese	Cheese	72
Tricon Timber/Co-generation	Lumber & Electricity	100
LVP&L	Electrical Services	40
Christen Ind.	Aircraft	65
Maverik Corp.	Gas/Conv. Chain	20

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Ellis Big Game Realty	883-2424

LOCAL CONTACT

Wilina Titensor
P.O. Box 298
Thayne, WY 83127
(307) 886-2668

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

THERMOPOLIS , WYOMING
1990
COMMUNITY PROFILE

HISTORY

na

LOCATION

Major Cities/Distance

Denver 428 Salt Lake City 307 Phoenix 1,068 Seattle 1,054

San Francisco 1,082 Chicago 1,268 Dallas 1,407 New York 2,150

POPULATION

	CITY	COUNTY
1980	3,852	5,710
1985	4,000	5710
1989	3,000	4,800

CLIMATE

Temperature: Annual Average 46.3 Monthly Average (January) 19.2 (July) 71.9

Precipitation: Annual Average 11.46 Humidity: Annual Average na

Annual Average Rainfall 5" Annual Average Snowfall 41.6"

Sunshine Days: 321 Average Growing Season: 110 days

Elevation: 4,326 Feet

GOVERNMENT

Type: Mayor/Council

Police Department: Fulltime 14 Volunteer 0

Fire Department: Fulltime 0 Volunteer 316 Insurance Rating: 6

911: Yes X No Building Codes: yes

Planning Commission: Yes X No Business License Required: Yes No X

Zoning Regulations: Yes X No Industrial Plan Approval: Yes X No

TAXES
(Local)

Assessed Valuation: City: $8,705,178 County: $112,503,122

Tax Levy (mills) City: 66.283 County: 26.283 Schools: 32.000

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	3	1	1	0	0
T-P Ratio	1:12	1:18	1:11	na	na

Vocational Schools: Job Training Partnership Act available

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 45,000

Day Care Centers: 1 Senior Centers: 2

Churches: Catholic: 1 Protestant: 12 Jewish: 0 Other: 1

Commercial: Shopping Centers: 0

Hotel/Motels: 11 Total rooms: 193

RV Parks: 5 Total Spaces: 171

Conventions Facilities: 2 Capacity: 1,101

Medical Facilities: Hospitals: 1 Beds: 49

Nursing Homes: 1 Total Rooms: 80

Doctors: 5 Dentists: 4

Ambulance Service: Yes: X No: ____

Communications: Newspapers: 1 Daily: na Weekly: X

Radio Stations: AM: 1 FM: 0 Public: 0

Cable TV: Yes: X No: ____

Telephone Service Provider: U. S. West

Post Offices: 1 Class: First Overnight Mail Services: 1

Recreation: baseball fields: 6 tennis courts: 4 swimming pools: 4

golf courses: 1 bike paths: 0 soccer fields: 2

skating rinks: 2 movie theaters: 1 outdoor movies: 0

recreation center: 0 number of parks: 5 other: 5

Area Attractions/Distance: Boysen Reservoir - 15 miles; Petroglyphs - 25 miles; Hot Springs State Park

Cultural Attractions: Museum; Railroad Days; Gift of Waters Pageant; Grand Teton Music Festival; County Fair; Hole-in-the-Wall Art Gallery; Wind River Canyon Geological Strata

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	1,171	1,017	154	$ 45-50,000	40	40	na
Mobile Home	472	409	63	$ na	7	na	7
Multi Family	138	11	127	$ 250/mo	25	na	25
Senior Housing	148	85	148	$ na	na	na	na
Other na	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific P & L Contact: Ralph Wilson Telephone # 864-2137

Maximum generating capacity: 25 M peak load: 22 M Loop System: Yes X No ___

Industrial rates: 100 kw or less = $156; 101-300 kw = $50 + $1.05/kw; over 300 = $110 plus $.85/kw

Natural Gas: Suppliers: Wyo Gas Company Contact: Les Fedderson Telephone # 864-5573

Maximum capacity: 7,000 (mcf) peak demand: 3,045 (mcf)

Rating: 85,000 Btu/cf

Industrial rates: under 300 MCF, 4.7739; over 300 MCF, 4.6739

Water: Supplier: Municipal Contact: Bill Deromedi Telephone # 864-9285

Maximum daily capacity: 5 M (GD-Gallons/Day) Peak daily demand: 2.7 M (GD)

Excess capacity available: Yes X No ___ Residual Pressure: 82 psi

Loop System: Yes X No ___ Industrial rates: $4.65/2,000 gal. $.65/additional 1 000 Tap Fees: $450.00

Sewer: Treatment plant: Class 3 Chemical Tap Fees: $450.00

Present load: 600,000 (GD) Capacity: 5 million (GD)

Solid Waste Disposal Available: Yes X No ___

TRANSPORTATION

Major Highways: U. S. 20, WY 120, WY 789 Nearest Interstate I-25 miles

Railroad: Burlington Northern

Trucking Firms/distance to nearest terminal Dick Jones Trucking, Ryan Brothers Trucking

Airport: County

Runway Length: 4,950 Type of Surface: asphalt

Lights: Yes X No ___ Tower: Yes ___ No X

Instrument Landing System: Yes X No ___

Airlines serving area: Charter Service Available

Daily Flights: yes

Fixed Base Operators/Air Taxi: Yes ___ No X

Parcel Service: UPS local pick-up and delivery Distance to Terminal: local

Bus Service: Powder River

Public Transportation: Senior Citizen Bus

Express Service: Edson Express Service

LABOR ANALYSIS

Radius of labor drawing area (miles): 30 miles

Total work force: 2,794 Average unemployment rate: 3.6%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	4	43	$ 228.00
Mining	20	224	$ 633.00
Construction	23	71	$ 328.00
Manufacturing	4	11	$ 334.00
Trans. Comm. & Utilities	17	101	$ 478.00
Wholesale Trade	13	138	$ 494.00
Retail Trade	51	320	$ 147.00
Finance, Insurance, Real Estate	14	68	$ 341.00
Services	62	838	$ 271.00
Public Administration	13	151	$ 326.00

Major Industry/Resources

Major Employers	Product	No. Employees
Hot Springs County School District	Education	170
Hot Springs County Memorial Hospital	Health Care	97
Holiday Inn	Motel	81
R & Well Service	Oil Field Service	70

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Wyo West, 530 Broadway	(307) 864-9215
Properties West, 110 North 5th	(307) 864-2192
Matt Brown Real Estate, 811 South 6th	(307) 864-2121

LOCAL CONTACT

John O. Wilken
P. O. Box 216
Thermopolis, WY 82443
(307) 864-3809

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

Update 1/90

UPTON , WYOMING
1990
COMMUNITY PROFILE

HISTORY

LOCATION

Major Cities/Distance

Denver 371 Salt Lake City 570 Phoenix 1,203 Seattle 1,097

San Francisco 1,220 Chicago 980 Dallas 1,202 New York 1,568

POPULATION

	CITY	COUNTY
1980	1,193	7,106
1985	1,273	7,576
1989	1,212	7,212

CLIMATE

Temperature: Annual Average 46.7 Monthly Average (January) 21.0 (July) 71.1

Precipitation: Annual Average 15.0" Humidity: Annual Average 45%

Annual Average Rainfall 15.0" Annual Average Snowfall 45.0"

Sunshine Days: 360 Average Growing Season: 137 days

Elevation: 4,367 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 3 Volunteer 0

Fire Department: Fulltime 0 Volunteer 30 Insurance Rating: 6

911: Yes X No ____ Building Codes: yes

Planning Commission: Yes X No ____ Business License Required: Yes ____ No X

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No ____

TAXES
(Local)

Assessed Valuation: City: $2,536,865 County: $65,973,478

Tax Levy (mills) City: 68.647 County: 60.647 Schools: na

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	1	1	0	0
T-P Ratio	1:12	1:10	1:10	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 9,100

Day Care Centers: 0 Senior Centers: 1

Churches: Catholic: 1 Protestant: 5 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 2 Total rooms: 34

RV Parks: 1 Total Spaces: 5

Conventions Facilities: 0 Capacity: 0

Medical Facilities: Hospitals: 0 Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 3 Dentists: 2

Ambulance Service: Yes: X No: ____

Communications: Newspapers: 2 Daily: 1 Weekly: 1

Radio Stations: AM: 1 FM: 0 Public: 0

Cable TV: Yes: X No: ____

Telephone Service Provider: U.S. West

Post Offices: 1 Class: First Overnight Mail Services: 2

Recreation: baseball fields: 1 tennis courts: 2 swimming pools: 1

golf courses: 1 bike paths: 0 soccer fields: 0

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 1 number of parks: 1 other: 0

Area Attractions/Distance: Devils Tower; Keyhole Lake; Black Hills National Forest; Jewel Cave; Custer State Park; Mount Rushmore; Crazy Horse Memorial

Cultural Attractions: Whoop-Up Canyon

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	1,646	na	na	$ na	na	na	na
Mobile Home	233	na	na	$ na	na	na	na
Multi Family	573	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	n	na
Other	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Black Hills P and L Contact: Tri-County Elec. Black Hills P&L Telephone # 283-3531 468-2409

Maximum generating capacity: unlimited peak load: unlimited Loop System: Yes - No -

Industrial rates: 850 KVA to 125, $6 to $175, $4.85 each additional

Natural Gas: Suppliers: McCullough Contact: Petrolane Telephone # 468-2423

Maximum capacity: na (mcf) peak demand: 1.648 M (mcf)

Rating: 11.76 Btu/cf

Industrial rates: 1-200 = $.4299, 200-1000 = $.4099; 1000+ = $.3899

Water: Supplier: City of Upton Contact: City Telephone # 468-2241

Maximum daily capacity: .520 M (GD-Gallons/Day) Peak daily demand: .672 M (GD)

Excess capacity available: Yes X No ___ Residual Pressure: 80-100 psi

Loop System: Yes X No ___ Industrial rates: $3.00 + $1.00 for 1,000 Tap Fees: $400 plus meter

Sewer: Treatment plant: Lagoon Tap Fees: $400

Present load: na (GD) Capacity: na (GD)

Solid Waste Disposal Available: Yes X No ___

TRANSPORTATION

Major Highways: US 16; WY 116 Nearest Interstate 20 miles

Railroad: Burlington Northern

Trucking Firms/distance to nearest terminal Dixon Brothers - 30 mi.; UTI - 30 mi.; Osage Hot Oil Co., 15 mi.; Patton Trucking - 20 mi.; Ross Transfer

Airport: Upton Airport

Runway Length: 3,700 feet Type of Surface: shale

Lights: Yes X No ___ Tower: Yes ___ No X

Instrument Landing System: Yes ___ No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes ___ No X

Parcel Service: U.P.S. Distance to Terminal: 47

Bus Service: Powder River Transportation

Public Transportation: none

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 38

Total work force: 3,364 Average unemployment rate: 6.2%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	4	15	$ 150.13
Mining	38	448	$ 444.99
Construction	29	106	$ 358.68
Manufacturing	19	205	$ 433.03
Trans. Comm. & Utilities	28	216	$ 453.94
Wholesale Trade	9	26	$ 393.36
Retail Trade	52	372	$ 182.37
Finance, Insurance, Real Estate	10	63	$ 339.92
Services	61	592	$ 299.09
Public Administration	17	162	$ 294.63

Major Industry/Resources

Major Employers	Product	No. Employees
American Colloid	Bentonite	58
Materi Exploration	Oil	20
Union State Bank	Financial Service	10
School District #7	Education	56
Barrit Pallet Shop & Sawmill	Lumber	10

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Diane Giffin	746-2705

LOCAL CONTACT

Weston County Economic Development
211 South Seneca
P.O. Box 7
Newcastle, WY 82701
(307) 746-2705

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

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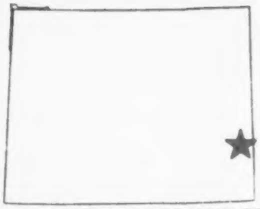

WHEATLAND, WYOMING
1990
COMMUNITY PROFILE

HISTORY

LOCATION

Major Cities/Distance

Denver 250 Salt Lake City 394 Phoenix 1,042 Seattle 1,557

San Francisco 1,205 Chicago 896 Dallas 1,031 New York 1,871

POPULATION

	CITY	COUNTY
1980	5,816	11,975
1985	4,177	8,595
1989	3,775	9,787

CLIMATE

Temperature: Annual Average 50.9 Monthly Average (January) 30.7 (July) 72.6

Precipitation: Annual Average 12.4" Humidity: Annual Average low

Annual Average Rainfall 9.50" Annual Average Snowfall 55 7"

Sunshine Days: 286 Average Growing Season: 180 days

Elevation: 4,733 Feet

GOVERNMENT

Type: Municipality

Police Department: Fulltime 10 Volunteer 0

Fire Department: Fulltime 0 Volunteer 35 Insurance Rating: 4

911: Yes X No - Building Codes: UBC-NEC

Planning Commission: Yes X No ___ Business License Required: Yes - No X

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes X No ___

TAXES
(Local)

Assessed Valuation: City: $8,139,811 County: $93,435,013

Tax Levy (mills) City: 8.00 County: 12.00 Schools: 44.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	2	1	1	0	0
T-P Ratio	1:14	1:14	1:14	na	na

Vocational Schools: 0

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 50,000

Day Care Centers: 3 Senior Centers: 1

Churches: Catholic: 1 Protestant: 13 Jewish: 0 Other: 0

Commercial: Shopping Centers: 0

Hotel/Motels: 7 Total rooms: 200

RV Parks: 2 Total Spaces: 27

Conventions Facilities: 1 Capacity: 100

Medical Facilities: Hospitals: 1 Beds: 43

Nursing Homes: 1 Total Rooms: 42

Doctors: 6 Dentists: 2

Ambulance Service: Yes: X No:

Communications: Newspapers: 2 Daily: 0 Weekly: 2

Radio Stations: AM: 1 FM: 1 Public: 0

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: First Overnight Mail Services: 1

Recreation: baseball fields: 4 tennis courts: 4 swimming pools: 1

golf courses: 1 bike paths: 0 soccer fields: 1

skating rinks: 0 movie theaters: 1 outdoor movies: 0

recreation center: 1 number of parks: 4 other: 0

Area Attractions/Distance: Oregon Trail Ruts, Signature Rock and Register Cliff, 24 m.; Sybille Game Refuge, 24 m.; Laramie Peak mountain range, 15 m.; Glendo State Park, 31 m.; Guernsey State Park, 24 m.

Cultural Attractions: State Museum, Laramie Peak Museum, Platte County Players (Theatre Group)

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	1,620	1,604	16	$ 42,500	94	90	4
Mobile Home	300	222	78	$ 16,00	13	8	5
Multi Family	120	0	120	$ 250/mo.	30	0	30
Senior Housing	45	0	45	$ HUD	0	0	0
Other Potential	150	0	150	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Town of Wheatland Contact: City Hall Telephone # 332-2962

Maximum generating capacity: None peak load: 5,418 Loop System: Yes X No

Industrial rates: first 350 kwh $35, remainder per usage

Natural Gas: Suppliers: KN Energy Contact: Wheatland Office Telephone # 322-3893

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: Contact local Kansas & Nebraska Energy office

Water: Supplier: Town of Wheatland Contact: City Hall Telephone # 322-2962

Maximum daily capacity: 5 M (GD-Gallons/Day) Peak daily demand: 3.5 M (GD)

Excess capacity available: Yes X No Residual Pressure: na

Loop System: Yes X No Industrial rates: None Tap Fees: $350 for ¾", $600 for 1"

Sewer: Treatment plant: Lagoon Tap Fees: $750

Present load: 300,000 (GD) Capacity: 500,000 (GD)

Solid Waste Disposal Available: Yes X No

TRANSPORTATION

Major Highways: I-25 Nearest Interstate 1 miles

Railroad: Burlington Northern Colorado and Southern

Trucking Firms/distance to nearest terminal Lock Trucking, 1m.; Rumsey Trucking, 1m.

Airport: Wheatland Municipal Airport

Runway Length: 4,775 feet Type of Surface: asphalt

Lights: Yes X No Tower: Yes No X

Instrument Landing System: Yes No X

Airlines serving area: none

Daily Flights: no

Fixed Base Operators/Air Taxi: Yes No X

Parcel Service: UPS Distance to Terminal: 70 mi.

Bus Service: Powder River Transportation

Public Transportation: Senior Citizens Bus

Express Service: Federal Express; UPS Overnight

LABOR ANALYSIS

Radius of labor drawing area (miles): 30

Total work force: 4,722 Average unemployment rate: 5.4%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees		Average Weekly Wage
Agriculture, Forestry & Fisheries	284	2,762	$	327
Mining	4	115	$	562
Construction	30	135	$	360
Manufacturing	8	32	$	328
Trans. Comm. & Utilities	29	533	$	622
Wholesale Trade	13	63	$	295
Retail Trade	82	646	$	146
Finance, Insurance, Real Estate	17	79	$	357
Services	80	881	$	266
Public Administration	6	153	$	254

Major Industry/Resources

Major Employers	Product	No. Employees
Basin Electric	Electricity Generation	350
Platte County School District	Education	264
Platte County Memorial Hospital	Health	130
Basin Engineering	White Dolomite	35
C.H. Brown Company	Farm Implements	30
Lock Trucking	Transportation	30

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Barry Cook, Town Clerk	322-2962

LOCAL CONTACT

Platte County Chamber of Commerce
P.O. Box 427
Wheatland, WY 82201
(307) 332-2322

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

WORLAND , WYOMING
1990
COMMUNITY PROFILE

HISTORY

LOCATION

Major Cities/Distance

Denver 440 Salt Lake City 398 Phoenix 1,133 Seattle 956

San Francisco 1,167 Chicago 1,174 Dallas 1,234 New York 2,002

POPULATION

	CITY	COUNTY
1980	6,391	9,496
1985	6,619	9,835
1989	6,789	10,088

CLIMATE

Temperature: Annual Average 44.3 Monthly Average (January) 14.8 (July) 72.1

Precipitation: Annual Average 7.51" Humidity: Annual Average 50%

Annual Average Rainfall 7.51" Annual Average Snowfall 28.0"

Sunshine Days: 320 Average Growing Season: 131 days

Elevation: 4,061 Feet

GOVERNMENT

Type: Mayor - Council

Police Department: Fulltime 12 Volunteer 0

Fire Department: Fulltime 0 Volunteer 28 Insurance Rating: 5

911: Yes X No ___ Building Codes: UBC

Planning Commission: Yes X No ___ Business License Required: Yes ___ No X

Zoning Regulations: Yes X No ___ Industrial Plan Approval: Yes X No ___

TAXES

(Local)

Assessed Valuation: City: $16,500,000 County: $66,000,000

Tax Levy (mills) City: 5.00 County: 68.37 Schools: 25.00

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 3%

TAXES

(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	3	1	1	0	1
T-P Ratio	1:22	1:18	1:16	na	na

Vocational Schools: 0

National Rankings:

- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 65,000

Day Care Centers: 4 Senior Centers: 1

Churches: Catholic: 1 Protestant: 24 Jewish: 0 Other: 0

Commercial: Shopping Centers: 2

Hotel/Motels: 7 Total rooms: 173

RV Parks: 1 Total Spaces: 62

Conventions Facilities: 1 Capacity: 300

Medical Facilities: Hospitals: 1 Beds: 36

Nursing Homes: 1 Total Rooms: na

Doctors: 8 Dentists: 6

Ambulance Service: Yes: X No:

Communications: Newspapers: 1 Daily: 1 Weekly: 0

Radio Stations: AM: 1 FM: 1 Public: 1

Cable TV: Yes: X No:

Telephone Service Provider: U.S. West

Post Offices: 1 Class: First Overnight Mail Services: 2

Recreation: baseball fields: 1 tennis courts: 4 swimming pools: 1

golf courses: 1 bike paths: 0 soccer fields: 3

skating rinks: 2 movie theaters: 1 outdoor movies: 0

recreation center: 0 number of parks: 9 other: 1

Area Attractions/Distance: Big Horn National Forest, 30 m.; Hot Springs State Park, 35 m.; Yellowstone National Park, 143 m.; Big Horn Canyon National Recreation Area, 75 m.; High Park Ski Area, 50 m.

Cultural Attractions: Washakie County Museum; Ten Sleep 4th of July; Dad Worland Days

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	3,421	2,532	646	$ na	243	na	na
Mobile Home	589	402	112	$ na	75	na	na
Multi Family	641	117	420	$ na	102	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other ___	na	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Pacific P and L Contact: Mickey Beaver Telephone # 347-4244

Maximum generating capacity: 17,400 KVA peak load: 10,000 KVA Loop System: Yes ___ No X

Industrial rates: Energy Charge: 2.351/KWH

Natural Gas: Suppliers: NGP, WB Pipeline Contact: Dave Hamilton Telephone # 347-8221

Maximum capacity: 50 (mcf) peak demand: 6 (mcf)

Rating: 85,000 Btu/cf

Industrial rates: $4.86/mcf

Water: Supplier: City of Worland Contact: John Miller Telephone # 347-8978

Maximum daily capacity: 12 M (GD-Gallons/Day) Peak daily demand: 3 M (GD)

Excess capacity available: Yes X No ___ Residual Pressure: na

Loop System: Yes ___ No X Industrial rates: $1.00/thousand gal Tap Fees: 1"-$625, 2"-$1,700,4"-$3,500

Sewer: Treatment plant: Aerated Lagoon Tap Fees: $75-100

Present load: 1.12 M (GD) Capacity: 1.95 M (GD)

Solid Waste Disposal Available: Yes X No ___

TRANSPORTATION

Major Highways: US 16, 20 Nearest Interstate 90 miles

Railroad: Burlington Northern

Trucking Firms/distance to nearest terminal Rolling Hills Trucking, Edson Express, North Park Transportation, Key Trucking, Gene Reichert Trucking, Swing Trucking (all local)

Airport: Worland Municipal

Runway Length: 7,004 feet Type of Surface: asphalt

Lights: Yes X No ___ Tower: Yes ___ No X

Instrument Landing System: Yes X No ___

Airlines serving area: Mesa Airlines

Daily Flights: yes

Fixed Base Operators/Air Taxi: Yes X No ___

Parcel Service: U.P.S. Distance to Terminal: local

Bus Service: Cody Bus Line

Public Transportation: Senior Citizens Bus

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 20

Total work force: 4,832 Average unemployment rate: 9.9%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	-	-	$ -
Mining	34	151	$ 463
Construction	34	147	$ 377
Manufacturing	13	453	$ 495
Trans. Comm. & Utilities	33	218	$ 468
Wholesale Trade	29	136	$ 331
Retail Trade	76	479	$ 189
Finance, Insurance, Real Estate	20	131	$ 334
Services	85	785	$ 301
Public Administration	21	249	$ 324

Major Industry/Resources

Major Employers	Product	No. Employees
Fremont Beverages	Soft Drinks	130
Crown Cork and Seal	Metal Cans	115
Holly Sugar	Sugar	60

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Thomas Best, City of Worland	347-2486

LOCAL CONTACT

Ken Pasley
Worland Chamber of Commerce
120 N. 10th Street
Worland, WY 82401
(307) 347-3226

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
Cheyenne, Wyoming 82002
(307) 777-7284
1-800-262-3425
FAX 777-5840

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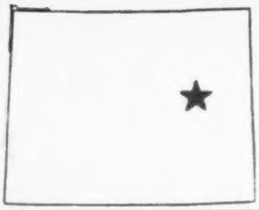

WRIGHT , WYOMING
1990
COMMUNITY PROFILE

HISTORY

Wright, Wyoming was founded in 1976 and incorporated in January 1985. Wright is located in southern Campbell County at the intersection of State Highways 59 and 387.

LOCATION

Major Cities/Distance

Denver 307 Salt Lake City 585 Phoenix 1,147 Seattle 1,106

San Francisco 1,337 Chicago 1,064 Dallas 1,087 New York 1,871

POPULATION

	CITY	COUNTY
1980	1,200	24,367
1985	1,850	35,324
1989	1,640	31,118

CLIMATE

Temperature: Annual Average 45 Monthly Average (January) 33 (July) 78

Precipitation: Annual Average 15.75" Humidity: Annual Average 45%

Annual Average Rainfall 8" Annual Average Snowfall 48"

Sunshine Days: 118 Average Growing Season: 123 days

Elevation: 5,000 Feet

GOVERNMENT

Type: Mayor/Council

Police Department: Fulltime 1 Volunteer na

Fire Department: Fulltime na Volunteer 20 Insurance Rating: 7

911: Yes X No ____ Building Codes: UBC

Planning Commission: Yes X No ____ Business License Required: Yes ____ No X

Zoning Regulations: Yes X No ____ Industrial Plan Approval: Yes X No ____

TAXES
(Local)

Assessed Valuation: City: $3,762,957 County: $1,331,547,651

Tax Levy (mills) City: 9.5 County: 5.8 Schools: 43

Industrial property is assessed at 11.5% of market value. Commercial and residential is assessed at 9.5%. Personal property, e.g. machinery and equipment, is assessed at the same rate as the classification in which it is used. The property tax is figured by multiplying the assessed value by the mill levy.

Total Sales/Use Tax: 4%

TAXES
(State)

Worker's Compensation: Costs vary from .11% to 4.98%, depending on the occupation. The rate is adjusted according to each businesses record after two years.

Unemployment Compensation Rate: Average rates for new employers for the first 24 months is 3.39% on the first $10,400 annual wages. Adjustment factors are made after the initial 24 months based on the employer's rating.

NO STATE OR LOCAL PERSONAL INCOME TAX
NO STATE OR LOCAL CORPORATE INCOME TAX
NO STATE OR LOCAL INVENTORY TAX

EDUCATION

	Elementary	Junior H.S.	H.S.	Colleges	Private Schools
# Schools	1	½	½	Extension	na
T-P Ratio	1:19.6	1:15.7	na	1:8	na

Vocational Schools: CCSD Career Development Center

National Rankings:
- #2 in the nation for State and Local Government $ spent for higher education
- #2 in the nation for State and Local Government $ spent for local public schools
- #2 in the nation for high school graduation

Wyoming Average expenditures per ADM: $5,462 U.S. Average: $4,509

COMMUNITY SERVICES

Libraries: 1 Total Volumes: 7,491

Day Care Centers: 5 Senior Centers: 0

Churches: Catholic: 1 Protestant: 4 Jewish: 0 Other: 0

Commercial: Shopping Centers: 1

Hotel/Motels: 1 Total rooms: 44

RV Parks: 1 Total Spaces: 78

Conventions Facilities: 1 Capacity: 300

Medical Facilities: Hospitals: clinic Beds: 0

Nursing Homes: 0 Total Rooms: 0

Doctors: 1 Dentists: 1

Ambulance Service: Yes: X No: ____

Communications: Newspapers: 0 Daily: na Weekly: na

Radio Stations: AM: 1 FM: 1 Public: na

Cable TV: Yes: X No: ____

Telephone Service Provider: U. S. West

Post Offices: 1 Class: 2nd Overnight Mail Services: yes

Recreation: baseball fields: 1 tennis courts: 1 swimming pools: 1

golf courses: 1 bike paths: 1 soccer fields: 1

skating rinks: 0 movie theaters: 0 outdoor movies: 0

recreation center: 1 number of parks: 1 other: riding club

Area Attractions/Distance: Hunting; Thunder Basin National Grasslands, 10 miles; Devil's Tower and Black Hills, 75 miles; Keystone State Park, 60 miles

Cultural Attractions: Wright Days Rodeo; Cam-Plex Heritage Center, 38 miles

HOUSING

COUNTY OCCUPANCY CHARACTERISTICS

	OCCUPIED UNITS			AVERAGE COST OF HOUSING	VACANT UNITS SALE OR FOR RENT		
	Total	Owner	Rental		Total	Owner	Rental
Single Family	219	na	na	$ 53,000	na	na	na
Mobile Home	131	na	na	$ na	na	na	na
Multi Family	63	na	na	$ na	na	na	na
Senior Housing	na	na	na	$ na	na	na	na
Other na	17	na	na	$ na	na	na	na

UTILITIES

Electricity: Suppliers: Tri-County Electric Contact: na Telephone # 939-1385

Maximum generating capacity: na peak load: 1,500 KW Loop System: Yes X No

Industrial rates: $.0495/kwh

Natural Gas: Suppliers: Petrolane Contact: na Telephone # 464-0180

Maximum capacity: na (mcf) peak demand: na (mcf)

Rating: 85,000 Btu/cf

Industrial rates: over 1,000 therms $.3899/therm

Water: Supplier: Wright Water & Sewer Contact: na Telephone # 464-0491

Maximum daily capacity: 1.5 mil (GD-Gallons/Day) Peak daily demand: 350,000 (GD)

Excess capacity available: Yes X No Residual Pressure: na

Loop System: Yes X No Industrial rates: over 24,000 gal. $1.20/1000 gal + sewer Tap Fees: na

Sewer: Treatment plant: municipal Tap Fees: na

Present load: 110,000 (GD) Capacity: 250,000 (GD)

Solid Waste Disposal Available: Yes X No

TRANSPORTATION

Major Highways: WY 59, 387 Nearest Interstate 38 miles

Railroad: Burlington Northern, Chicago and Northwestern

Trucking Firms/distance to nearest terminal Black Hills Trucking, Consolidated Freightways, North Park Transportation, N W Transport — 38 miles

Airport: Campbell County Airport, 45 miles

Runway Length: 7,500 Type of Surface: paved

Lights: Yes X No Tower: Yes No X

Instrument Landing System: Yes X No

Airlines serving area: United Express/Aspen Airlines

Daily Flights: yes

Fixed Base Operators/Air Taxi: Yes X No

Parcel Service: UPS Distance to Terminal: 40 miles

Bus Service: Powder River Transportation

Public Transportation: na

Express Service: Federal Express

LABOR ANALYSIS

Radius of labor drawing area (miles): 90

Total work force: 14,500 Average unemployment rate: 8.0%

Distribution of Labor Force - Covered Employment

	No. Firms	No. Employees	Average Weekly Wage
Agriculture, Forestry & Fisheries	na	na	$ na
Mining	139	4,680	$ 767
Construction	128	831	$ 427
Manufacturing	20	151	$ 324
Trans. Comm. & Utilities	50	175	$ 452
Wholesale Trade	81	2,070	$ 494
Retail Trade	174	735	$ 196
Finance, Insurance, Real Estate	66	407	$ 324
Services	278	3,405	$ 348
Public Administration	24	624	$ 407

Major Industry/Resources

Major Employers	Product	No. Employees
CCSD	Schools	985
Thunder Basin Coal Co	Coal Mining	489
Kerr-McGee Coal Co	Coal Mining	380
Burlington Northern	Railroad	350
Powder River Coal	Coal Mining	305
IRECO	Mining Service	18

INDUSTRIAL PROPERTIES

Local Contact	Telephone No.
Carol Gustafson - Wright Chamber	(307) 464-1312
Bob Palmer - Campbell Co. E.D.C.	(307) 686-2603

LOCAL CONTACT

Town of Wright
P. O. Box 732
Wright, WY 82732
(307) 464-1666

STATE CONTACT

Economic Development and Stabilization Board
Herschler Building, 3rd Floor East
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